



Cochise County Development Services

Public Programs...Personal Service
www.cochise.az.gov

Narrative Information Sheet FY2019 Coalition Assessment Grant Application for Petroleum & Hazardous Substances Brownfields Cochise County Coalition, AZ RFP NO.: EPA-OLEM-OBLR-18-06RFP

1. Applicant Identification

Name: Cochise County Development Services Department
Address: 1415 Melody Lane, Building E
Bisbee, AZ 85603

2. Funding Requested

a. Assessment Grant Type: "Coalition."

b. Federal Funds Requested

- i. \$600,000
- ii. Indicate if you are requesting a Site-specific Assessment Grant waiver of the \$200,000 limit. **NOT APPLICABLE**

c. Contamination: \$396,000 Hazardous Substances
\$204,000 Petroleum

3. Location

- a. The cities of Benson, Bisbee, Douglas, Sierra Vista, Tombstone and Willcox.
- b. Cochise County

4. Property Information for Site-Specific Proposals

Provide the property name and complete site address, including zip code. **NOT APPLICABLE**

5. Contacts

a. Project Director

Name: Dan Coxworth, Director Cochise County Development Services Department
Phone: (520)432-9268
Email: dcoxworth@cochise.az.gov
Mailing address: 1415 Melody Lane, Building E
Bisbee, AZ 85603



Cochise County Development Services

Public Programs...Personal Service
www.cochise.az.gov

b. Chief Executive/Highest Ranking Elected Official

Name: Edward T. Gilligan
Phone: 520-432-9200
Email: EGilligan@cochise.az.gov
Mailing address: 1415 Melody Lane, Building G
Bisbee, AZ 85603

6. Population

	Coalition Member	City	Target Area	Population
Cochise County	X			126,516
Benson		X		4,837
Bisbee	X	X	X	5,261
Douglas	X	X	X	16,576
Sierra Vista	X	X	X	43,585
Tombstone		X		1,296
Willcox		X		3,501

7. Other Factors Checklist

Other Factors	Page #
Community population is 10,000 or less.	1
The applicant is, or will assist, a federally recognized Indian tribe or United States territory.	NA
The priority brownfield site(s) is impacted by mine-scarred land.	1
The priority site(s) is adjacent to a body of water (i.e., the border of the priority site(s) is contiguous or partially contiguous to the body of water or would be contiguous or partially contiguous with a body of water but for a street, road, or other public thoroughfare separating them).	1, 2
The priority site(s) is in a federally designated flood plain.	1, 2
The redevelopment of the priority site(s) will facilitate renewable energy from wind, solar, or geothermal energy; or any energy efficiency improvement projects.	NA
30% or more of the overall project budget will be spent on eligible reuse planning activities for priority brownfield site(s) within the target area.	NA

8. Letter from the State or Tribal Environmental Authority A letter from the Arizona Department of Environmental Quality is attached.



Douglas A. Ducey
Governor

ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY



Misael Cabrera
Director

Via U.S. Mail and email

October 19, 2018

VRP19-088

Dan Coxworth, AICP
Director
Cochise County Community Development Services
1415 Melody Laney, Building E
Bisbee, Arizona 85603

Re: Cochise County Brownfields Coalition Assessment Grant Support Letter

Dear Mr. Coxworth,

The Arizona Department of Environmental Quality (ADEQ) Brownfields Program is pleased to provide a letter of support for the Cochise County Brownfields Coalition Assessment Grant (FY19) application to the Environmental Protection Agency (EPA) for the assessment of hazardous substances in Cochise County.

ADEQ believes that the FY 2019 Brownfields Coalition Assessment Grant will be a good use of funding as Cochise County has had one of the largest declines in per capita population anywhere in the U.S. since 2010. In addition, during the Great Recession, the construction and defense industry lost 60 and 38 percent of their jobs, respectively, accounting for a loss of 4,000 jobs countywide. Since that time, Cochise County has gained back only 1 percent of the jobs lost. The assessment grant would help with planning redevelopment which in turn will attract new opportunities to improve job growth, access to healthy food and health care, and decrease blight.

ADEQ fully supports the Cochise County Coalition and stakeholders with the important Brownfields project and we look forward to providing the communities and stakeholders with additional services and funding opportunities.

Sincerely,

Travis Barnum, Brownfields Coordinator
Waste Program Division

Main Office

1110 W. Washington Street • Phoenix, AZ 85007
(602) 771-2300

Southern Regional Office

400 W. Congress Street • Suite 433 • Tucson, AZ 85701
(520) 628-6733

www.azdeq.gov

printed on recycled paper

**10 PAGE NARRATIVE
COCHISE COUNTY
COALITION ASSESSMENT GRANT**

FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ

1. PROJECT AREA DESCRIPTION AND PLANS FOR REVITALIZATION

1.a.i Background Target Area Description: Founded in 1881, Cochise County is a large rural county (21.3 people/square mile) comprised of small, dispersed, low-income communities with some of the highest poverty rates (up to 32%) in AZ⁽¹⁾. created in 1881. *13.1% of land in the County is vacant or underutilized and according to the Arizona Dept of Environmental Quality (ADEQ) and EPA 972 of these parcels have environmental records and are potential brownfield properties.* Target areas for the grant are the cities of **Bisbee**, **Douglas** and the **West End of Sierra Vista**. The cultural and industrial history of the target areas has a direct correlation with their poor economic vitality and the prevalence of blight and brownfields which includes more than 140 years of mining, military installations and ranching. **Bisbee** and **Douglas** are mining towns founded in 1887 and 1901, 20 miles apart near the southern edge of the County (within 5 miles of the Mexican border) that have a long history of boom and bust economies tied to the price of silver and copper. Both had smelters that operated for up to 80 years and spewed contamination across the landscape. In **Bisbee** *more than 50% of property is vacant or underutilized and 81 parcels have environmental records and are potential brownfields.* Over 50 dilapidated houses abandoned by miners blight the heart of Old Bisbee. In **Douglas**, *more than 18.6% of all property is vacant or underutilized and 165 of these parcels have environmental records and may be brownfields.* At the time when copper mining was active **Douglas** was thriving. It became a gathering place for smelters, farmers, and ranchers. Today downtown of **Douglas** is a ghost of its former self. Due to economic disinvestment, downtown **Douglas** is plagued with aging buildings and obsolete infrastructure. New businesses are discouraged by large areas of blight, significantly reducing employment. There are over 64 commercial properties downtown that are either vacant or undeveloped and many brownfields. In **Sierra Vista** there are *119 vacant or underutilized parcels that have environmental records and may be brownfields.* **Sierra Vista** was first developed in 1892 near Fort Huachuca, a U.S. army base built to address unrest among Indian tribes and to protect the southern border during the Apache Wars (1849 – 1886). Because of its proximity to and dependence on the military facility, **Sierra Vista**'s history mirrors the "boom and bust" cycle of Fort Huachuca. For example, the Fort operated from 1877 to 1946 but in 1947 the post was closed and turned over the AZ Game & Fish Dept. It was reopened in 1951 because of the Korean War but was placed in an inactive status in 1953. It was reactivated in 1954. The **West End of Sierra Vista** is the area closest to the Fort and is historically where infrastructure and business investments have been lacking. *More than 15% of all commercial storefront space in the West End is vacant; this is 52% of the vacant square footage in the City as a whole.* In addition to Sierra Vista, Douglas and Bisbee Cochise County contains numerous small towns with populations less than 10,000 and numerous brownfields. These include Benson, Tombstone and Willcox; if funding is sufficient and target areas have been addressed it is anticipated that some of the grant may be used to assess properties in these other areas.

1.a.ii. Description of the Priority Brownfield Site(s): **Hillcrest Apartment Building (1 Hillcrest Dr., Bisbee):** This 22,050 ft² building was originally constructed in 1915 as the Bisbee Hospital. The hospital closed in 1930 and the building has been used as apartments since 1940. Its poor condition has made it unfit for human habitation. The property owner is bankrupt and seeking a new owner to make necessary upgrades. Sale and/or remodeling have been delayed by uncertainties about environmental hazards including asbestos, lead-based paint, and other contaminants related to former medical use. **Martin Cleaners (556 W. Fry Blvd., Sierra Vista):** This 2,318-ft² former dry cleaner began operating in 1967 at a prominent corner in the downtown but has been vacant since 2018. The City has secured site access for Phase I and II assessment activities to evaluate suspected impacts from dry cleaning solvents, with a goal of securing a new owner or business. **Former Central Arizona Block Company (CABCO) Facility (300 N. Ten Pond Place, Sierra Vista):** This 281-acre site was formerly a sand and gravel mine and concrete batch plant. The plant is vacant and has been for sale since 2014. It is within an **Internal Revenue Service (IRS) designated Opportunity Zone** and the FEMA designated 100-Year Floodplain and a wash that drains to the San Pedro River in the San Pedro Natural Resource Conservation Area. The site was subject to illicit dumping and has significant amounts of various abandoned equipment and construction waste including heavy duty truck chassis, abandoned vehicles, piles of concrete, rock and dirt, structural steel and sheet metal, an abandoned building, and tires. The area surrounding the site is a mix of commercial, city owned property, and residential. **Abandoned Gas Station (999 F Avenue, Douglas)** in downtown **Douglas** has underground storage tanks (USTs) that have not been properly assessed and closed. This property and existing structure, built prior to 1967, likely has asbestos-containing materials and lead-based paint. The dilapidated gas station has two

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

service bays that likely used solvents, and petroleum products as evidenced by staining on concrete floors. Sale and redevelopment have stalled because of uncertainty about potential contamination from USTs. It is in an ***IRS designated Opportunity Zone***. The ***Cole Building (317 Arizona Street, Bisbee)***, also known as the McGregor Building and the Warren Hotel, was constructed in 1910. It was once considered the finest store in the County, and at various times housed a drug store, soda fountain, a barbershop, a Western Union office, a Post Office, and the Phelps Dodge Mercantile Company. The second floor was originally used as apartments. Renovation has been stalled due to uncertainty about the potential presence of asbestos and lead based paint. The Cole Building is considered a prime location for commercial businesses such as a grocery store, drug store/pharmacy or offices. **Bisbee** has secured access from the property owner for assessment using grant funds. This building is in an ***IRS designated Opportunity Zone***.

1.b.i Redevelopment Strategy and Alignment with Revitalization Plans:

Cochise County Redevelopment of priority brownfield sites will achieve established land use and revitalization plans in the target areas. Three of the seven top priorities listed in the Cochise County 2015 Comprehensive Plan and the County Strategic Work Plan 2017 – 2020 include: 1) countywide economic development 2) environmental issues and 3) increased intergovernmental cooperation and collaboration. The County's number one priority is economic development and these plans recognize tourism as a key component of the regional economy and the importance of preserving the historic and rural landscape. One of the County's goals is also to coordinate and communicate with the business community and be responsive to the changing needs of established and new businesses.

Sierra Vista The goals of the West Sierra Vista Master Plan (2000) and the West Sierra Vista Redevelopment Plan (2018) align with plans to use EPA brownfield grant funds for revitalization. In part these goals include 1) identify a place which can service as a symbolic heart to create and establish a traditional civic identity for Sierra Vista, 2) Foster economic development in the region, including economic incentives for new business growth and expansion of existing businesses, 3) Promote infill development and adaptive reuse of vacant commercial properties, and 4) upgrade building infrastructure to attract new tenants. EPA grant-funded brownfield revitalization at **Martin Cleaners** and the **CABCO** property aligns with redevelopment plans for the commercial corridor in the West End where these properties are located in an ***IRS designated Opportunity Zone***. In its current condition, the West End cannot compete with modern suburban type retail and office centers that followed the City's residential growth. Additionally, the area's development pre-dated the City's development codes, and much of the public investment in the West End has been directed toward "fixing the basics" including correcting drainage problems, constructing sidewalks and improving accessibility, street lights, extending sewer service, and turning dirt lots into parks. In 2018 the City started the West Sierra Vista Partnership Program which provides grant funds to match commercial and site improvements in the West End made by current or prospective business owners. The City intends to continue the program and aggressively support economic development and West End revitalization efforts that will create quality, living wage jobs, a resilient and growing City tax base, and long-term economic vitality for City businesses. The City has committed to the following initiatives to foster a dynamic and diverse economy: (1) collaborate with West End businesses to foster the growth of the area as a destination. (2) Provide accessible parking, marketing, special events, better retail mix, an attractive physical environment, pedestrian-oriented design standards, and encourage investment and success.

Bisbee: The Bisbee General Plan (2014) and a report from the ULI Arizona City of Bisbee Technical Assistance Panel (2015) discuss the City's vision for reuse and revitalization with goals including: 1) utilize public/private partnerships, 2) identify funding sources for neighborhood revitalization, 3) encourage the preservation and revitalization of historic buildings and landmarks, and 4) elevate Old Bisbee as the retail core and mixed-use activity center for tourism, cultural, and historic residential neighborhoods. EPA brownfield grant-funded revitalization aligns with existing plans for the historic district of Old Bisbee (location of the **Hillcrest Apartments**), and the Warren and San Jose neighborhoods (location of the **Cole Building**) and an ***IRS designated Opportunity Zone***.

Douglas: The Douglas Downtown Revitalization Plan (2008) identifies the following goals: 1) encourage new economic development opportunities, 2) renovate/rehabilitate historic structures, and 3) promote international commerce. Redevelopment of the Abandoned Gas Station brownfield aligns with this plan because it will focus on assessment and redevelopment of a priority brownfield in the Central Business District to complement the efforts by the City to help revitalize downtown Douglas. One key component of this work

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

is the use of a Government Property Lease Excise Tax (GPLET), which encourages brownfield redevelopment by reducing a project's operating costs through an eight-year property tax abatement. In addition, the City is strengthening local businesses through assistance with planning and development strategies including less restrictive zoning regulations and establish a Reuse Overlay Zone and District. Through a General Plan amendment, several zoning barriers have been lifted for multi-story, and multi-use buildings downtown, allowing grant funds to be used to remove the stigma of potential environmental contamination and facilitate the construction of new multi-story buildings. This area is also in an ***IRS designated Opportunity Zone***.

1.b.ii. Outcomes and Benefits of Redevelopment Strategy

The primary benefits of property redevelopment to be performed with grant funding are economic development (workforce development and job creation), preservation of historic properties, and promotion of tourism. In areas such as Bisbee, benefits are also likely to include the creation of affordable housing. The historic Warren neighborhood is ripe with opportunity to redevelop several sites to provide affordable housing for Bisbee's aging population and service sector employees, required for Bisbee's tourism industry. It is estimated that revitalization of Old Bisbee as a tourist destination could generate \$20,000 /year in new tax revenue to be reinvested and create 10 jobs. Revitalization of the Warren neighborhood of Bisbee will generate \$16,000 and create 8 jobs. Revitalization of the West End of Sierra Vista could generate \$8,000/year of new tax revenue and create 5 jobs. Revitalization of downtown Douglas could generate \$32,000/year in new tax revenue and create 20 new jobs.

1.c.i. Strategy for Leveraging Resources - Resources Needed for Site Reuse The County and Coalition partners are eligible for and experienced with leveraging additional funds including:

- **Cochise County** currently budgets \$90,000 per year for hazard abatement that can be used to leverage resources for properties assessed and identified for cleanup.
- **City of Sierra Vista** administers a \$50,000 annual grant for the improvement of commercial buildings in the City's designated redevelopment area.
- **Community Development Block Grant (CDBG)** funds allocated to coalition members are available for projects in low-income areas in coalition communities and the County.
- **ADEQ** will provide grant assistance for cleanup of properties assessed and designated as a brownfield.
- **SHPO** is coordinating efforts with the City of Bisbee to designate the Warren Neighborhood, qualifying the area for tax credits.
- The **State and National Historical District** in Bisbee offers tax credits to support historic building improvements.
- The **Legacy Foundation of Southeast AZ** provides grants to promote health and community wellness. Brownfields redevelopment could qualify depending on the project.
- **U.S. Department of Agriculture** provides grants to rural distressed communities to improve infrastructure to include broadband.
- **U.S. Dept of Housing and Urban Development (HUD)** provide grants to abate asbestos and lead based paint in houses
- **Opportunity Zones** are a community development program established by Congress in 2017 to encourage long-term investments in low-income urban and rural communities. Most of the high priority brownfield properties in Bisbee, Douglas and Sierra Vista are in IRS designated Opportunities Zones.
- **In-Kind Contribution**: The Coalition proposes to offer an in-kind contribution of County staff labor for brownfield revitalization of at least \$30,600 which represents more than 16 hours per month during the 3-year grant period. **1.c.ii Use of Existing Infrastructure**: Water, sewer, telecommunications, electrical and/or gas utilities are present within all the target areas. Existing infrastructure will be used to support redevelopment of priority brownfield sites whenever possible. However, the age of infrastructure in some areas such as the **West End of Sierra Vista** and Old Bisbee will likely require upgrades (repair and/or replacement) to support revitalization. In Sierra Vista, all utilities are private except sewer, which is supported by an Enterprise Fund. Sierra Vista is an entitlement community for CDBG funds which has been used on the West End to fix and install sewer lines, roads, and street lights. **Bisbee** has access to the same funds, but they are not an entitlement community. **Bisbee** is in an Opportunity Zone and would be able to use its general funds for this purpose. In the historic Downtown Business District of Douglas

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

businesses are eligible for the waiver or reduction of fees and there are financial incentives to help offset the cost to install or upgrade infrastructure.

2. COMMUNITY NEED AND COMMUNITY ENGAGEMENT

2.a.i. Community Need Cochise County is home to some of the poorest communities in AZ. Douglas has the third lowest median income (\$30,986) and the third highest poverty rate (31.9%) in the State. For many years the City of Bisbee has run a budget deficit and City employees have not received a pay raise. The City has cut its workforce by 24% percent during the past decade, reduced the hours at City Hall, cut down on the number of trash pick-ups, reduced the days and hours the library is open and closed the community swimming pool due to a lack of funds. In Sierra Vista a declining population has led to a significant decline in the amount of property, sales and income taxes that have been collected and City departments and staff have gone for years without pay raises and many positions have been frozen. Recent studies have also concluded that any possible future raises are doubtful. Furthermore, none of the Coalition members have brownfields or professional environmental personnel or expertise. EPA brownfield grant funds will attract developers and private investment and capital to properties that would otherwise go years or decades without action simply because of the uncertainty associated with potential environmental contamination. Without the information necessary to attract venture capital and investment opportunities in all these communities for significant long-term economic development is extremely limited.

2.a.ii: Threats to Sensitive Populations

2.a.ii. (1) Health or Welfare of Sensitive Populations: EPA brownfield grant funds will be used to revitalize the target area communities, which have disproportionately large sensitive populations compared to other areas in the County, AZ and the U.S. An average of 20.1% of target area residents have disabilities compared to 16.8% in Cochise County, 12.8% in AZ and 12.6% in the U.S. The target areas also include 27.6% veterans compared to 18.7% in Cochise County, 9.4 in AZ and 7.75% in the U.S. Target areas contain 28.2% seniors (65+ years of age) compared to 20.4% in Cochise County, 16.2% in AZ and 14.9% in the U.S. The populations of **Sierra Vista** includes 25.2% children/youth (age <18 years) compared to 22.2% in Cochise County, 23.8% in AZ and 22.9% in the U.S.⁽¹⁾ In addition, **Douglas** and **Sierra Vista** have a greater percentage of women of childbearing age (40.4% and 40.5% respectively) than AZ (38.5%) or the U.S. (39%) and that two target areas (**Bisbee** and **Douglas**) have a greater percentage of single parent households (11.0% and 17.9%) than AZ (9.4%) or the U.S. (9.1%)⁽²⁾.

2.a.ii. (2) Greater Than Normal Incidence of Disease and Adverse Health Conditions: Cochise County is designated as a Health Professional Shortage Area and a Medically Underserved Area⁽³⁾. Twelve food deserts cover approximately 50% of the County. Contaminants of concern in the target areas include heavy metals and radiation from mining and asbestos and lead-based paints typically found in older building stock throughout the area. Abandoned and deteriorating brownfields pose obvious safety hazards throughout the County, including mine ruins, scattered tailings, and debris piles located near homes and public spaces. Exposure to lead and other contaminants via wind erosion of tailings and dermal contact with soil pose community health risks, particularly for children in the target areas. These children may explore abandoned mine facilities and debris piles or play in areas with exposed, contaminated soil or surface water.

Environmental exposure is one reason the County leads the state and U.S. with respect to several causes of death. The incidence of certain chronic and fatal diseases is more than 50% higher in the County than elsewhere. For example, deaths due to cancer per 100,000 people in the County is 270, in AZ 170, and in the U.S. 185.6^(4,5). For deaths due to injuries the County is 78.5 per 100,000, in AZ 70, in the U.S. 42.7. Per 100,000 there are 45 deaths due to diabetes in the County, 20 in AZ and 24 in the U.S. Finally, the number deaths due to kidney disease are 19 in the County, 5 in AZ 15 in the U.S. A total of thirteen children have been diagnosed with leukemia and another five potentially linked cases have been investigated in **Sierra Vista** since 1995. Although studies did not discover direct environmental causes for the increased incidence of leukemia, biological samples from four children with leukemia that were tested for 128 chemicals showed elevated concentrations of tungsten, styrene and PCB-52. In **Douglas**, 85 years of continuous copper smelting operations and automobile emissions from U.S. Highway 191, a four-lane highway that runs directly through the Central Business District, has had a significant impact on air quality and the health of residents. Mobile sources account for 60% of the air pollution in the County⁽⁶⁾. On average 49,607 vehicles per day travel on the portion of AZ Highway 191 that runs through **Douglas**. **Douglas'** Air Quality Index (AQI) average was 138 in 2018, significantly worse than the national AQI average of 75. **Douglas** ranks 17th for Particulate

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

Matter (PM10), and 11th for highest ozone readings out of the Top 101 Counties (2012) in the U.S. Closely associated with these air quality concerns is data showing that the County has the highest incidence of asthma of any county in AZ. In 2016 the adult asthma rate for the County was 13.5% compared to 9.6% for the AZ and 8.9% for the U.S.⁽⁷⁾

2.a.ii. (3) Economically Impoverished/Disproportionately Impacted Populations The target areas are some of the most economically impoverished areas in the County, AZ and the U.S. They have significantly more poverty and unemployment compared to the AZ and the U.S. as shown below.

Data Type ⁽¹⁾	United States	Arizona	Cochise County	Bisbee	Douglas	Sierra Vista
5-year Unemployment Rate	6.6%	7.1%	7.6%	3.4%	11.8%	7.2%
Population not in Labor Force (age 16+ years)	36.6%	40.5%	50.1%	54.7%	74.1%	39.3%
Poverty Rate	14.6%	17.0%	18.1%	26.3%	31.9%	14.2%
Median Household Income (dollars)	57,652	53,510	47,847	35,045	30,986	58,839
Per Capita Income (dollars)	31,177	27,964	24,896	22,750	15,294	28,827
Households receiving Social Security Income	30.6%	32.9%	41.4%	51.1%	34.5%	31.2%
Households receiving Cash Public Assistance	2.6%	2.0%	3.6%	2.6%	5.8%	2.8%
Households receiving Food Stamp/SNAP Benefits	12.6%	12.5%	15.9%	17.2%	31.6%	13.0%
Children/Youth Poverty Rate (age <18 years)	20.3%	24.0%	25.9%	33.0%	35.8%	20.4%
Senior Poverty Rate (age 65+ years)	9.3%	9.0%	10.8%	15.6%	23.3%	6.7%
Veteran Population (age 18+ years)	7.7%	9.4%	18.7%	13.9%	3.5%	27.6%
Disabled Persons Population (non-institutionalized)	12.6%	12.8%	16.8%	20.1%	14.1%	14.9%
High School Graduate or Equivalent (age 25+ years)	87.3%	86.5%	87.1%	85.4%	70.9%	92.7%
Bachelor's Degree or Higher (age 25+ years)	30.9%	28.4%	23.6%	28.4%	9.1%	30.7%
<i>Bold indicates distress factors above or below (depending on factor) national averages. Shaded indicates distress factors above or below (depending on factor) state averages.</i>						

EPA's EJ Screen tool shows that the County is in the 70+ percentile for exposure to lead-based paint, wastewater discharges, and ozone compared to both the AZ and the U.S. The conditions are most pronounced in Douglas which is in the 70th percentile for Demographic Indexes including minority, low income, and linguistically isolated populations and those with less than a high school education as compared to AZ, EPA Region 9 and the U.S.

2.b.i. Community Involvement The plan for involving local community partners in the project includes (1) listening to collective voices and hearing different and unique opinions; (2) Educate residents on facts, ideas, solutions, and resources for brownfield revitalization; and (3) Establish a Brownfields Advisory Committee (BAC) and encourage them to provide the Coalition with the ideas, interests and concerns expressed by community members of all ages and backgrounds in **Sierra Vista, Bisbee and Douglas**. The Coalition's robust public involvement program will include holding up to 10 community meetings including multiple meetings in the communities of each Coalition member to engage stakeholders and leaders; mailings, press releases, website updates; and newspaper articles in local publications. Public information events will ensure outreach efforts include sensitive populations and/or those who live and work in brownfield-impacted areas. In support of this grant application the Coalition hosted a Public Outreach Event in **Sierra Vista** on January 14, 2019. The meeting was advertised in County's biweekly newsletter, announced on radio station KWRB on two different days, and posted on the County and Sierra Vista Facebook pages. The meeting was attended by 36 members of the public. The group confirmed the community's need for Coalition assessment funding to inventory, prioritize, and assess brownfield sites throughout the target areas. Community partners pledged to participate in outreach efforts, form the BAC, and assist with grant implementation activities, such as site selection and area-wide planning. These commitments are reflected in the following table and meeting sign in sheet and 25 completed Community Assistance Request forms received from

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

project partners., community organizations, businesses, property owners, government representatives and environmental groups.

Representative List of Project Partners & Contact Info (additional community commitments documented in Threshold Criteria which is attached)	Description	Attend Public Meetings	Meeting Space	Meeting Refreshments	Translation Services	Outreach/ Publicity	Site Selection	Brownfield Advisory Committee
Southwest Arizona Economic Development Group, Andrew Abernathy; 520-981-2028; andrew@amtean.com	Community Organization	X					X	X
Cochise County Health Department, Judith Gilligan; 520-432-9455; JGilligan@cochise.az.gov	Community Organization, Government	X	X					X
Grit Athletics, Watoyah & Joseph Swift; 516-841-1161; iswift@gmail.com	Business	X						
Vera Gates-Williams; alverawilliams@gmail.com; 520-255-9056	General Public	X				X	X	X
Abbott Realty Ltd, Alfonso Munoz; 520-34-4155; almunoz06@gmail.com	Business	X				X	X	
John F. Pintek; Pintek559@gmail.com; 520-432-2349	Property Owner						X	
Southeast AZ Realtor Assoc., Robert Zazueta; 520-227-1709; robertzrealtor@gmail.com	Business	X				X	X	X

The Coalition will work with these individuals and organizations through formation of the BAC which will include representatives from each Coalition communities and will meet at least two times per year over the three-year grant term. Diverse interests of BAC members will ensure a transparent public process and committed community input throughout the project.

2.b.ii. Incorporating Community Input The Coalition understands the importance of tailoring outreach methods to each community/target area and ensuring equal access to project information for sensitive and underserved populations. **Bisbee** residents are most engaged when project information is shared via website/social media updates, direct mailings, public notice boards, factsheets, newspaper articles, comment cards, and public meetings with radio broadcast while **Sierra Vista** and **Douglas** residents are best reached via website/social media updates, public notice boards, newspaper articles, and public meetings with TV broadcast. Local newspapers frequently publish articles and broadcast stories about projects that are performed by communities in the County and reporters regularly attend community meetings. The Coalition will continue this open-door policy by fostering their transparent relationship with the local press. In addition to 2+ BAC meetings/yr, the Coalition anticipates hosting three community outreach events during the first year (one each in **Sierra Vista**, **Bisbee** and **Douglas**) and two events/yr thereafter and sharing project information (such as factsheet distribution) at ongoing outreach events. The Coalition will also use a project-specific webpage to post project information, fact sheets, meeting announcements, minutes, and other info. The webpage will be hosted on the County's website. Information about the project will be shared via semi-annual or quarterly newsletters prepared by the Coalition that will be distributed by the project partners that have offered to do so. The Coalition will continue its partnership with the local newspapers, and local news broadcasters to provide ongoing coverage of the developments with the CWA grant. Efforts will be made reach residents without internet access and those who have difficulty reading or do not read English. Social media and online forums will also be used to advertise upcoming meetings. The Coalition and BAC will consider all community comments received about the project and respond, as necessary, through the project website or other appropriate communication. A random sample of comments will be selected for follow-up by telephone to confirm that written response to comments adequately addressed questions and concerns. Time permitting every attempt will be made to respond to questions during meetings at the event and comment cards will be solicited to follow-up if this is not possible. Although most project communications will be published in English, the Coalition will provide material in Spanish for the Hispanic community living

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

within the Coalition boundaries. Translation services will be utilized as needed to ensure equal access to project information is provided to non-English speaking groups. In addition, the Coalition's meetings are ADA-compliant and all project literature will include a statement that citizens may request alternative formats.

3. TASK DESCRIPTIONS, COST ESTIMATES, AND MEASURING PROGRESS

3.a. Description of Tasks and Activities Task 1) Project Management and Other Eligible Programmatic Activities:

Lead by the County. Includes work necessary to ensure compliance/ progress, Assessment, Cleanup and Redevelopment Exchange System (ACRES) database updates, closeout and other eligible activities in support of all tasks throughout the 3-year grant. The budget also includes funding for the two Coalition member staff to attend one national and one regional brownfield conference. **Task 2)**

Community Outreach & Involvement, Site Inventory, Prioritization & Eligibility Determination (ED)

Requests: Lead by Coalition and the BAC. Includes: (1) Conducting at least 10 stakeholder meetings [including formation of a Brownfield Advisory Committee (BAC)]; (2) Preparing and publishing public notices, fact sheets, meeting materials, and a webpage; and (3) Infusing meaningful public input throughout the entire duration of grant implementation (see Section 2.b). Also includes work lead by the Qualified Environmental Professional (Consultant) and County during the first 3 to 6 months of the grant to engage the community in the site inventory and selection process and update the preliminary inventory developed during preparation of the grant application. The inventory will also be updated throughout the project, and data will be made available in Geographic Information System (GIS) format most likely through a web map server.

Inventory data will be integrated with existing databases to serve as a long-term planning tool and support revitalization efforts beyond the grant period. The County will complete site ED requests for priority sites to verify the eligibility of using petroleum (ADEQ) and/or hazardous substance funding (EPA). **Task 3) Phase**

I/II ESAs: This task will be led by the County assisted by the Consultant. This task will start during the first 3 to 6 months of the project and will be performed throughout the grant. At least one priority brownfield site will be assessed in each of **Bisbee, Douglas and Sierra Vista**, which represent the Coalition partners and target areas. The Consultant will perform the following activities: 1) Completion of ~14 Phase I ESAs at up to 5 high priority petroleum and 9 hazardous substance sites in accordance with the All Appropriate Inquiries Final Rule and the standards in the ASTM E1527-13 Phase I ESA Process and (2) Completion of ~8 Phase II ESAs at 3 high priority petroleum and 5 hazardous substance sites. **Task 4: Cleanup Planning:**

The County will lead this task. The Consultant will prepare ~7 Analysis of Brownfield Cleanup Alternatives (ABCAs) and/or Remedial Action Plans (RAPs); conceptual site models; remedial action objectives; state and federal cleanup regulatory requirements; and evaluation of institutional and engineering controls. The Consultant will also develop 1 Area Wide Plans (AWP) for brownfield-impacted areas prioritized by the BAC. The AWP will identify potential future site uses and strategies to facilitate reuse of existing infrastructure and/or identify potential infrastructure investments needed for alternative future uses.

Community Health Assessment To supplement data collected during an asbestos and lead-based paint survey of the Hillcrest Apartments the project will include performance of a community health assessment. The study will be performed by the Cochise County Health Department or a contractor to be selected by them. If there is lead-based paint in the building the assessment will include testing of blood lead levels in any children occupants. It will also include testing of a representative number of residents for chronic stress. In addition to the potential presence of hazardous substances many apartments have sub-standard plumbing and electrical systems and because some residents live rent free, they may experience fear of eviction and spend much of their time worrying how close their family is to being homeless. Studies have shown that environments like these put excessive stress on children, and it's been well documented how such stress affects every aspect of their lives. Studies have shown chronic stress in children worsens their immune systems and impairs brain development, thus causing deficits in memory and learning. And the more stressful situations a child finds themselves in, the more likely they are to abuse alcohol and drugs, engage in risky sexual behaviors, and develop chronic disease, according to the Centers for Disease Control and Prevention. Treatment of many of these issues require mental health counseling. This task will be performed during years 2 and 3 of the project.

3.b.i. Cost Estimates and Outputs: The budget for all tasks uses an average rate of \$125/hr for professional contractual services and each task includes an average combined rate of \$50/hr for County and Coalition staff labor (\$30/hr personnel costs + \$20/hr fringe costs = \$50/hr). The budget assumes that 2/3 of the grant will be spent for hazardous sites and 1/3 will be spent for petroleum sites. **Site Assessment & Cleanup:** \$394,000

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

(66% of the budget) is allocated to assessment of properties and \$117,000 (19.5%) is allocated for cleanup planning. **Task 1) Program Management and Other Eligible Programmatic Activities:** **Budget:** \$33,000 for Grant-Funded Activities (\$21,750 haz/\$11,200 petro). The budget assumes three-day attendance and includes airfare (\$400/person/conference = \$1,600 total) and hotel, meal, and incidental costs (\$200/person/ day/conference = \$2,400 total). In addition, \$25,000 (\$16,500 haz/\$8,500 petro assuming 100hrs x \$125/hr) is budgeted for contractual costs to assist with reporting and eligible project management activities. The budget includes the County's personnel + fringe costs totaling \$4,000 (\$2,640 haz/\$1,360 petro assuming 40hrs x \$50/hr). **Outputs:** Project Schedule with Milestones: ACRES Updates; Quarterly, annual financial, Disadvantage Business Enterprise (DBE), and Project Closeout Reports. **Task 2) Community Outreach & Involvement & Site Inventory, Prioritization & ED Requests:** **Budget:** \$56,000 for Grant-Funded Activities (\$36,960 haz/\$19,040/funding type). Includes \$22,500 (\$14,850 haz/\$7,650 petro assuming 90hrs x \$125/hr) for Consultant to assist with community outreach meetings, informational materials, and other community outreach/public involvement activities. For site inventory & ED the budget includes County personnel + fringe costs totaling \$2,400 (\$1,584 haz/\$816 petro assuming 24hrs x \$50/hr) and contractual services totaling \$25,000 (\$16,500 haz/\$8,500 petro assuming 100 Consultant hrs x \$125/hr) to conduct records reviews, stakeholder interviews, site inspections, compile data, assist with prioritization and site ED requests. **Outputs:** Webpage, Fact Sheets, Other Meeting Materials. Also includes Brownfield Inventory Data Package and Brownfield Site ED Requests. **Task 3) Phase I/II ESAs:** **Budget:** \$394,000 for Grant-Funded Activities (\$260,090 haz/\$133,960 petro). The budget assumes (1) Consultant will complete 14 Phase I ESAs [including access agreements and Health and Safety Plans (HASPs)] on priority brownfield sites at an average cost of \$5,000/site (\$46,200 haz/\$23,800 petro); (2) Preparation of a comprehensive Quality Assurance Project Plan (QAPP) at an estimated cost of \$7,000 (\$4,620 haz/\$2,380 petro); (3) Completion of ~8 Phase II ESAs at 3 high priority petroleum and 5 hazardous substance sites [including HASPs, Sampling and Analysis Plans (SAPs)] at an average cost of \$38,750/site (\$204,600 haz/\$105,400 petro). **Outputs:** QAPP, access agreements, SAPs/HASPs, and Phase I/II ESA Reports. **Task 4) Cleanup Planning:** **Budget:** \$117,00 for Grant-Funded Activities (\$77,200 haz/\$39,780 petro). Includes County personnel + fringe costs totaling \$3,000 (\$1,980 haz/\$1,020 petro assuming 30hrs x \$50/hour. The budget assumes completion of ~7 ABCAs/Site-Specific Reuse Plans at 2 petroleum and 5 hazardous substance sites at an average cost of \$7,000/site (\$32,340 haz/\$16,660 petro); completion of an AWP for one priority focus areas at a cost of \$35,000 (\$23,100 haz/\$11,900 petro); and completion of a community health assessment at a cost of \$30,000 (\$19,800 haz/\$10,200 petro). **Outputs:** ABCAs one AWP and one community health assessment.

Budget Categories	Task 1	Task2	Task 3	Task 4	Total
	PM & Other Eligible Activities	Community Outreach & Site Inventory/ Prioritization/ Eds	Phase I & II ESAs	Cleanup Planning & Health Assessment	
Personnel + Fringe: Petroleum	\$1,360	\$2,822	-	\$1,020	\$5,202
Personnel + Fringe: Hazardous	\$2,640	\$5,478	-	\$1,980	\$10,098
Travel: Petroleum	\$1,360	-	-	-	\$1,360
Travel: Hazardous	\$2,640	-	-	-	\$2,640
Contractual: Petroleum	\$8,500	\$16,218	\$133,960	\$38,760	\$197,438
Contractual: Hazardous	\$16,500	\$31,482	\$260,040	\$75,240	\$383,262
Total: Petroleum	\$11,220	\$19,040	\$133,960	\$39,780	\$204,000
Total: Hazardous	\$21,780	\$36,960	\$260,040	\$77,220	\$396,000
Total: Petroleum & Hazardous	\$33,000	\$56,000	\$394,000	\$117,000	\$600,000
Estimated # of Sites to Be Assessed		18	14	7	NA

3.c. Measuring Environmental Results: Anticipated Outputs/Outcomes: To ensure completion of all activities within the grant period, the Coalition will establish a project schedule with milestones as part of our Cooperative Agreement (CA) Work Plan. The status and estimated date of completion of outputs identified

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

in 3.b.i and anticipated short- and long-term outcomes will be tracked and reported to EPA via Quarterly Progress Reports (QPRs), ACRES and the Project Close-Out Report. QPRs will list goals accomplished and activities planned for the next quarter. Any significant deviations in schedule will be discussed with the EPA Project Officer to develop corrective actions. Between meetings and QPRs outputs will be tracked on a project spreadsheet including: 1) number of potential brownfield sites identified/ prioritized, 2) # of Phase I ESAs, 3) # of Phase II ESAs, 4) # of RAPs, and 5) # of community meetings and success stories. Sites assessed will be linked to parcel data, to allow for efficient tracking and analysis of project outcomes using the City's GIS. This will also enable the number of parcels and acreage associated with each assessment to be accurately tracked. The following short- and long-term outcomes will be tracked: 1) # of sites cleaned up, 2) # of sites for which property title transfers are facilitated, 3) # of sites and acres of land redeveloped, 4) # of acres of parks/greenspace created, 5) \$ of private investment and other leveraged funding, 6) # of jobs created or retained from redevelopment projects, and (7) increased property value and tax revenue. Individual Coalition members will be asked to set goals for outputs and outcomes applicable for their communities and to measure and report them to the County quarterly to assess progress.

4. PROGRAMMATIC CAPABILITY AND PAST PERFORMANCE

4.a.i. Programmatic Capability/Organization Structure: The County will lead the Coalition, with support from its partners the communities of **Sierra Vista, Douglas** and **Bisbee**. Located in an unincorporated area with limited resources, the Coalition partners have a long history of working collaboratively to share resources and expertise. The County will be responsible for all administrative and programmatic tasks and has assembled a project management team with over 40 years of combined, relevant experience. In addition, Coalition partners have assigned a senior-level staff member to support all phases of the project. **Dan Coxworth, Brownfields Project Manager:** Mr. Coxworth will direct this grant and be the primary point of contact for EPA and Coalition members. He has 12 years of experience with community development and land use planning. Mr. Coxworth currently serves as the Director of Development Services for Cochise County. He directs a department of 16 employees in Planning, Building, and Code Enforcement. He previously worked as Administrator of the **Sierra Vista** Metropolitan Planning Organization and as a Senior Planner with the City of **Sierra Vista**. He holds a MPA from Bowie State University and a B.A. from the University of Texas. **Matthew McLachlan, Assistant Brownfield Project Manager:** Mr. McLachlan will assist Mr. Coxworth in management of this grant and will lead efforts for **Sierra Vista** to prioritize sites that support community goals. He currently serves as the Community Director for the City of **Sierra Vista**. He is responsible for leading **Sierra Vista's** planning and zoning, building, and code enforcement divisions and administration of the City's Community Development Block Grant (CDGB) program. Matt is a certified planner with 20 years of experience dealing in comprehensive planning, parks and recreation planning, downtown and neighborhood revitalization, code writing, development review and code inspections. Matt holds a B.S. from Northern Michigan University and a MPA degree from California State University. **David Carranza, Economic and Community Development Dept, City of Douglas:** He will lead efforts for **Douglas** and work with stakeholders to prioritize sites that support community goals. Mr. Carranza has 15 years of experience specializing in environmental due diligence, economic development, and agency coordination. He holds a MBA from the University of Phoenix and a BS in human resources management from the University of AZ. **Robert Smith, City Manager, City of Bisbee:** Mr. Smith has 9 years of experience with urban and regional planning, finance and public administration. He will lead efforts for **Bisbee** and work with stakeholders to prioritize sites that support community goals. **Additional Support:** The Coalition partners have additional planning, business development, GIS and support staff in both the County and the City of **Sierra Vista**. The County has proactive succession plans should unforeseen events take place, that will eliminate project delays and ensure reassigned staff have appropriate qualifications and experience. **Contractor Procurement:** Using a qualifications-based procurement process in conformance with 2 CFR 200.317–326 Cochise County has contracted with a consulting team to assist in grant implementation. Early procurement of a consultant will position the Coalition for expedited activities upon execution of the Cooperative Agreement (CA) and Memorandum of Agreement (MOA). The MOA has been reviewed and agreed to in principle by all Coalition members. **Governance Structure:** Led by Cochise County, the Coalition will use a consensus governance structure, ensuring the interests of members are considered during site selection. The Coalition will hold monthly calls during the first 6 months of the grant and meet quarterly during the 3 years of the grant. During the first quarter of 2020 we will convene a BAC to assist with the site selection process.

**FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ**

4.a.ii. Acquiring Additional Resources: In the event additional contractors are required to assist with grant implementation, the Cochise County will utilize a list of prequalified firms to significantly expedite the selection process. ADEQ will be utilized to review bids from these firms and will advise the Coalition as to which firms might be appropriate to contract to provide desired services.

4b.ii Has Not Received an EPA Brownfields Grant but has Received Other Federal or Non-Federal Assistance Agreements: Bella Vista Recharge: Natural Resources Conservation Service (\$550,000) (3/2018-2/28/2010) Provided Federal Funds, for watershed planning, environmental assessment, and an engineering design which was approved by the County Flood Control District Board. The proposed action is to construct a facility that will collect the increased stormwater runoff due to development in the Coyote Wash watershed and flowing through the County owned Bella Vista Recharge property and utilize that extra runoff to recharge the aquifer at the downstream end of the Bella Vista property. The goal is to enhance the base flows in the San Pedro River, which will help to protect riparian habitat and species of concern. Protecting this habitat and species helps ensure the future viability of an important riparian river system and of Fort Huachuca—a major economic driver in Cochise County. **Palominas Stormwater Recharge: Walton Family Foundation Grant (\$1.69M) (2010-2013)** This grant was awarded to the Highway and Floodplain Department of Cochise County by the Walton Family Foundation to design and implement stormwater recharge in the Palominas floodplain. Emphasis was on hydrology & hydraulic analyses services. The scope of work included site analysis, design, construction and monitoring. The work associated with this grant was performed in multiple phases. The outcomes and outputs of the grant included design a storm water recharge and flood control system, a pipeline feasibility analysis to determine costs of capturing stormwater at sources farther from the San Pedro River and transporting it closer to the river for recharge and developing a GIS tool for use in future regional stormwater capture and recharge projects. **Readiness Environmental Protection Integration Program Grant (REPI) (\$5.5M) for Forests and Communities - Arizona Land and Water Trust (ALWT)** In 2014, ALWT was awarded this grant by REPI in partnership with Fort Huachuca. REPI followed a Sentinel Landscapes approach which focused on collaboration between the Dept. of Defense, Dept. of Interior and Dept. of Ag. With these monies and Military Installation Funds (which are state funds) conservation easements were purchased on 2,100 acres (about 1,137 acres in Cochise County). In April of 2015, Fort Huachuca was designated a Sentinel Landscape (military installation of prime importance, with a federal focus on conserving its missions and the lands around it). The designation is tied to REPI award winners, and the Fort chose the Buffalo Soldier Electronic Testing Range as the Sentinel Landscape Area (or area of focus). The outcomes and outputs of the grant included preventing development and encroachment that could hinder or restrict the missions of Fort Huachuca's 160,000 annual air operations, including flight patterns used by A-10 and F-16 training aircraft and reducing proliferation of electromagnetic interference with electronic testing. It also included permanent protection of agricultural landscapes through the purchase of conservation easements of 5,900 acres, consisting of two historic working ranches (in Santa Cruz and Cochise Counties). The protection also prevented degradation of water resources and protection of within the San Pedro River watershed. **Compliance With Grant Reporting and Reimbursement Requirements** The County has fulfilled and remained in compliance with all reporting and reimbursement requirements for the grants described above on a quarterly basis.

(1) Unless otherwise noted, all data reflect 2013-2017 American Community Survey 5-yr data (obtained from www.factfinder.census.gov).

(2) Calculated by adding single male and parent households together.

(3) 2018 Needs Assessment for Cochise County (Chiricahua Community Health Center, Inc.)

(4) *Cochise County Focuses on Health* (AZ Sonoran News October 2, 2018).

(5) *The top 10 leading causes of death in the United States* (Medical News Today February 23, 2017.)

(6) AZ Dept of Health Services, available at <http://www.azdhs.gov/documents/operations/managing-excellence/az-state-health-assessment.pdf>

(7) The 2016 AZ Asthma Burden Report (American Lung Association and AZ Dept of Health Services)

1. PROJECT AREA DESCRIPTION AND PLANS FOR REVITALIZATION

1.a.i Background Target Area Description: Founded in 1881, Cochise County is a large rural county (21.3 people/square mile) comprised of small, dispersed, low-income communities with some of the highest poverty rates (up to 32%) in AZ⁽¹⁾. *13.1% of land in the County is vacant or underutilized and according to the Arizona Dept of Environmental Quality (ADEQ) and EPA. 972 of these parcels have environmental records and are potential brownfield properties.* Target areas for the grant are the cities of **Bisbee, Douglas** and the **West End of Sierra Vista**. The cultural and industrial history of the target areas has a direct correlation with their poor economic vitality and the prevalence of blight and brownfields which includes more than 140 years of mining, military installations and ranching. **Bisbee** and **Douglas** are mining towns founded in 1887 and 1901, 20 miles apart near the southern edge of the County (within 5 miles of the Mexican border) that have a long history of boom and bust economies tied to the price of silver and copper. Both had smelters that operated for up to 80 years and spewed contamination across the landscape. In **Bisbee** *more than 50% of property is vacant or underutilized and 81 parcels have environmental records and are potential brownfields.* Over 50 dilapidated houses abandoned by miners blight the heart of Old Bisbee. In **Douglas**, *more than 18.6% of all property is vacant or underutilized and 165 of these parcels have environmental records and may be brownfields.* At the time when copper mining was active **Douglas** was thriving. It became a gathering place for smelters, farmers, and ranchers. Today downtown of **Douglas** is a ghost of its former self. Due to economic disinvestment, downtown **Douglas** is plagued with aging buildings and obsolete infrastructure. New businesses are discouraged by large areas of blight, significantly reducing employment. There are over 64 commercial properties downtown that are either vacant or undeveloped and many brownfields. In **Sierra Vista** there are *119 vacant or underutilized parcels that have environmental records and may be brownfields.* **Sierra Vista** was first developed in 1892 near Fort Huachuca, a U.S. army base built to address unrest among Indian tribes and to protect the southern border during the Apache Wars (1849 – 1886). Because of its proximity to and dependence on the military facility, **Sierra Vista**'s history mirrors the “boom and bust” cycle of Fort Huachuca. For example, the Fort operated from 1877 to 1946 but in 1947 the post was closed and turned over the AZ Game & Fish Dept. It was reopened in 1951 because of the Korean War but was placed in an inactive status in 1953. It was reactivated in 1954. The **West End of Sierra Vista** is the area closest to the Fort and is historically where infrastructure and business investments have been lacking. *More than 15% of all commercial storefront space in the West End is vacant; this is 52% of the vacant square footage in the City as a whole.* In addition to Sierra Vista, Douglas and Bisbee Cochise County contains numerous small towns with populations less than 10,000 and numerous brownfields. These include Benson, Tombstone and Willcox; if funding is sufficient and target areas have been addressed it is anticipated that some of the grant may be used to assess properties in these other areas.

1.a.ii. Description of the Priority Brownfield Site(s): **Hillcrest Apartment Building (1 Hillcrest Dr., Bisbee):** This 22,050 ft² building was originally constructed in 1915 as the Bisbee Hospital. The hospital closed in 1930 and the building has been used as apartments since 1940. Its poor condition has made it unfit for human habitation. The property owner is bankrupt and seeking a new owner to make necessary upgrades. Sale and/or remodeling have been delayed by uncertainties about environmental hazards including asbestos, lead-based paint, and other contaminants related to former medical use. **Martin Cleaners (556 W. Fry Blvd., Sierra Vista):** This 2,318-ft² former dry cleaner began operating in 1967 at a prominent corner in the downtown but has been vacant since 2018. The City has secured site access for Phase I and II assessment activities to evaluate suspected impacts from dry cleaning solvents, with a goal of securing a new owner or business. **Former Central Arizona Block Company (CABCO) Facility (300 N. Ten Pond Place, Sierra Vista):** This 281-acre site was formerly a sand and gravel mine and concrete batch plant. The plant is vacant and has been for sale since 2014. It is within an **Internal Revenue Service (IRS) designated Opportunity Zone** and the FEMA designated 100-Year Floodplain and a wash that drains to the San Pedro River in the San Pedro Natural Resource Conservation Area. The site was subject to illicit dumping and has significant amounts of various abandoned equipment and construction waste including heavy duty truck chassis, abandoned vehicles, piles of concrete, rock and dirt, structural steel and sheet metal, an abandoned building, and tires. The area surrounding the site is a mix of commercial, city owned property, and residential. **Abandoned Gas Station (999 F Avenue, Douglas)** in downtown **Douglas** has underground storage tanks (USTs) that have not been properly assessed and closed. This property and existing structure, built prior to

1967, likely has asbestos-containing materials and lead-based paint. The dilapidated gas station has two service bays that likely used solvents, and petroleum products as evidenced by staining on concrete floors. Sale and redevelopment have stalled because of uncertainty about potential contamination from USTs. It is in an ***IRS designated Opportunity Zone***. The ***Cole Building (317 Arizona Street, Bisbee)***, also known as the McGregor Building and the Warren Hotel, was constructed in 1910. It was once considered the finest store in the County, and at various times housed a drug store, soda fountain, a barbershop, a Western Union office, a Post Office, and the Phelps Dodge Mercantile Company. The second floor was originally used as apartments. Renovation has been stalled due to uncertainty about the potential presence of asbestos and lead based paint. The Cole Building is considered a prime location for commercial businesses such as a grocery store, drug store/pharmacy or offices. **Bisbee** has secured access from the property owner for assessment using grant funds. This building is in an ***IRS designated Opportunity Zone***.

1.b.i Redevelopment Strategy and Alignment with Revitalization Plans:

Cochise County Redevelopment of priority brownfield sites will achieve established land use and revitalization plans in the target areas. Three of the seven top priorities listed in the Cochise County 2015 Comprehensive Plan and the County Strategic Work Plan 2017 – 2020 include: 1) countywide economic development 2) environmental issues and 3) increased intergovernmental cooperation and collaboration. The County's number one priority is economic development and these plans recognize tourism as a key component of the regional economy and the importance of preserving the historic and rural landscape. One of the County's goals is also to coordinate and communicate with the business community and be responsive to the changing needs of established and new businesses.

Sierra Vista: The goals of the West Sierra Vista Master Plan (2000) and the West Sierra Vista Redevelopment Plan (2018) align with plans to use EPA brownfield grant funds for revitalization. In part these goals include 1) identify a place which can service as a symbolic heart to create and establish a traditional civic identity for Sierra Vista, 2) Foster economic development in the region, including economic incentives for new business growth and expansion of existing businesses, 3) Promote infill development and adaptive reuse of vacant commercial properties, and 4) upgrade building infrastructure to attract new tenants. EPA grant-funded brownfield revitalization at **Martin Cleaners** and the **CABCO** property aligns with redevelopment plans for the commercial corridor in the West End where these properties are located in an ***IRS designated Opportunity Zone***. In its current condition, the West End cannot compete with modern suburban type retail and office centers that followed the City's residential growth. Additionally, the area's development pre-dated the City's development codes, and much of the public investment in the West End has been directed toward "fixing the basics" including correcting drainage problems, constructing sidewalks and improving accessibility, street lights, extending sewer service, and turning dirt lots into parks. In 2018 the City started the West Sierra Vista Partnership Program which provides grant funds to match commercial and site improvements in the West End made by current or prospective business owners. The City intends to continue the program and aggressively support economic development and West End revitalization efforts that will create quality, living wage jobs, a resilient and growing City tax base, and long-term economic vitality for City businesses. The City has committed to the following initiatives to foster a dynamic and diverse economy: (1) collaborate with West End businesses to foster the growth of the area as a destination. (2) Provide accessible parking, marketing, special events, better retail mix, an attractive physical environment, pedestrian-oriented design standards, and encourage investment and success.

Bisbee: The Bisbee General Plan (2014) and a report from the ULI Arizona City of Bisbee Technical Assistance Panel (2015) discuss the City's vision for reuse and revitalization with goals including: 1) utilize public/private partnerships, 2) identify funding sources for neighborhood revitalization, 3) encourage the preservation and revitalization of historic buildings and landmarks, and 4) elevate Old Bisbee as the retail core and mixed-use activity center for tourism, cultural, and historic residential neighborhoods. EPA brownfield grant-funded revitalization aligns with existing plans for the historic district of Old Bisbee (location of the **Hillcrest Apartments**), and the Warren and San Jose neighborhoods (location of the **Cole Building**) and an ***IRS designated Opportunity Zone***.

Douglas: The Douglas Downtown Revitalization Plan (2008) identifies the following goals: 1) encourage new economic development opportunities, 2) renovate/rehabilitate historic structures, and 3) promote international commerce. Redevelopment of the Abandoned Gas Station brownfield aligns with this plan

because it will focus on assessment and redevelopment of a priority brownfield in the Central Business District to complement the efforts by the City to help revitalize downtown Douglas. One key component of this work is the use of a Government Property Lease Excise Tax (GPLET), which encourages brownfield redevelopment by reducing a project's operating costs through an eight-year property tax abatement. In addition, the City is strengthening local businesses through assistance with planning and development strategies including less restrictive zoning regulations and establish a Reuse Overlay Zone and District. Through a General Plan amendment, several zoning barriers have been lifted for multi-story, and multi-use buildings downtown, allowing grant funds to be used to remove the stigma of potential environmental contamination and facilitate the construction of new multi-story buildings. This area is also in an **IRS designated Opportunity Zone**.

1.b.ii. Outcomes and Benefits of Redevelopment Strategy

The primary benefits of property redevelopment to be performed with grant funding are economic development (workforce development and job creation), preservation of historic properties, and promotion of tourism. In areas such as Bisbee, benefits are also likely to include the creation of affordable housing. The historic Warren neighborhood is ripe with opportunity to redevelop several sites to provide affordable housing for Bisbee's aging population and service sector employees, required for Bisbee's tourism industry. It is estimated that revitalization of Old Bisbee as a tourist destination could generate \$20,000 /year in new tax revenue to be reinvested and create 10 jobs. Revitalization of the Warren neighborhood of Bisbee will generate \$16,000 and create 8 jobs. Revitalization of the West End of Sierra Vista could generate \$8,000/year of new tax revenue and create 5 jobs. Revitalization of downtown Douglas could generate \$32,000/year in new tax revenue and create 20 new jobs.

1.c.i. Strategy for Leveraging Resources - Resources Needed for Site Reuse The County and Coalition partners are eligible for and experienced with leveraging additional funds including:

- **Cochise County** currently budgets \$90,000 per year for hazard abatement that can be used to leverage resources for properties assessed and identified for cleanup.
- **City of Sierra Vista** administers a \$50,000 annual grant for the improvement of commercial buildings in the City's designated redevelopment area.
- **Community Development Block Grant (CDBG)** funds allocated to coalition members are available for projects in low-income areas in coalition communities and the County.
- **ADEQ** will provide grant assistance for cleanup of properties assessed and designated as a brownfield.
- **SHPO** is coordinating efforts with the City of Bisbee to designate the Warren Neighborhood, qualifying the area for tax credits.
- The **State and National Historical District** in Bisbee offers tax credits to support historic building improvements.
- The **Legacy Foundation of Southeast AZ** provides grants to promote health and community wellness. Brownfields redevelopment could qualify depending on the project.
- **U.S. Department of Agriculture** provides grants to rural distressed communities to improve infrastructure to include broadband.
- **U.S. Dept of Housing and Urban Development (HUD)** provide grants to abate asbestos and lead based paint in houses.
- **Opportunity Zones** are a community development program established by Congress in 2017 to encourage long-term investments in low-income urban and rural communities. Most of the high priority brownfield properties in Bisbee, Douglas and Sierra Vista are in IRS designated Opportunities Zones.
- **In-Kind Contribution**: The Coalition proposes to offer an in-kind contribution of County staff labor for brownfield revitalization of at least \$30,600 which represents more than 16 hours per month during the 3-year grant period.

1.c.ii Use of Existing Infrastructure: Water, sewer, telecommunications, electrical and/or gas utilities are present within all the target areas. Existing infrastructure will be used to support redevelopment of priority brownfield sites whenever possible. However, the age of infrastructure in some areas such as the **West End of Sierra Vista** and Old Bisbee will likely require upgrades (repair and/or replacement) to support revitalization. In Sierra Vista, all utilities are private except sewer, which is supported by an Enterprise Fund. Sierra Vista is an entitlement community for CDBG funds which has been used on the West End to fix and

install sewer lines, roads, and street lights. **Bisbee** has access to the same funds, but they are not an entitlement community. **Bisbee** is in an Opportunity Zone and would be able to use its general funds for this purpose. In the historic Downtown Business District of Douglas businesses are eligible for the waiver or reduction of fees and there are financial incentives to help offset the cost to install or upgrade infrastructure.

2. COMMUNITY NEED AND COMMUNITY ENGAGEMENT

2.a.i. Community Need Cochise County is home to some of the poorest communities in AZ. Douglas has the third lowest median income (\$30,986) and the third highest poverty rate (31.9%) in the State. For many years the City of Bisbee has run a budget deficit and City employees have not received a pay raise. The City has cut its workforce by 24% percent during the past decade, reduced the hours at City Hall, cut down on the number of trash pick-ups, reduced the days and hours the library is open and closed the community swimming pool due to a lack of funds. In Sierra Vista a declining population has led to a significant decline in the amount of property, sales and income taxes that have been collected and City departments and staff have gone for years without pay raises and many positions have been frozen. Recent studies have also concluded that any possible future raises are doubtful. Furthermore, none of the Coalition members have brownfields or professional environmental personnel or expertise. EPA brownfield grant funds will attract developers and private investment and capital to properties that would otherwise go years or decades without action simply because of the uncertainty associated with potential environmental contamination. Without the information necessary to attract venture capital and investment opportunities in all these communities for significant long-term economic development is extremely limited.

2.a.ii: Threats to Sensitive Populations

2.a.ii. (1) Health or Welfare of Sensitive Populations: EPA brownfield grant funds will be used to revitalize the target area communities, which have disproportionately large sensitive populations compared to other areas in the County, AZ and the U.S. An average of 20.1% of target area residents have disabilities compared to 16.8% in Cochise County, 12.8% in AZ and 12.6% in the U.S. The target areas also include 27.6% veterans compared to 18.7% in Cochise County, 9.4 in AZ and 7.75% in the U.S. Target areas contain 28.2% seniors (65+ years of age) compared to 20.4% in Cochise County, 16.2% in AZ and 14.9% in the U.S. The populations of **Sierra Vista** includes 25.2% children/youth (age <18 years) compared to 22.2% in Cochise County, 23.8% in AZ and 22.9% in the U.S.⁽¹⁾ In addition, **Douglas** and **Sierra Vista** have a greater percentage of women of childbearing age (40.4% and 40.5% respectively) than AZ (38.5%) or the U.S. (39%) and that two target areas (**Bisbee** and **Douglas**) have a greater percentage of single parent households (11.0% and 17.9%) than AZ (9.4%) or the U.S. (9.1%)⁽²⁾.

2.a.ii. (2) Greater Than Normal Incidence of Disease and Adverse Health Conditions: Cochise County is designated as a Health Professional Shortage Area and a Medically Underserved Area⁽³⁾. Twelve food deserts cover approximately 50% of the County. Contaminants of concern in the target areas include heavy metals and radiation from mining and asbestos and lead-based paints typically found in older building stock throughout the area. Abandoned and deteriorating brownfields pose obvious safety hazards throughout the County, including mine ruins, scattered tailings, and debris piles located near homes and public spaces. Exposure to lead and other contaminants via wind erosion of tailings and dermal contact with soil pose community health risks, particularly for children in the target areas. These children may explore abandoned mine facilities and debris piles or play in areas with exposed, contaminated soil or surface water.

Environmental exposure is one reason the County leads the state and U.S. with respect to several causes of death. The incidence of certain chronic and fatal diseases is more than 50% higher in the County than elsewhere. For example, deaths due to cancer per 100,000 people in the County is 270, in AZ 170, and in the U.S. 185.6^(4,5). For deaths due to injuries the County is 78.5 per 100,000, in AZ 70, in the U.S. 42.7. Per 100,000 there are 45 deaths due to diabetes in the County, 20 in AZ and 24 in the U.S. Finally, the number deaths due to kidney disease are 19 in the County, 5 in AZ 15 in the U.S. A total of thirteen children have been diagnosed with leukemia and another five potentially linked cases have been investigated in **Sierra Vista** since 1995. Although studies did not discover direct environmental causes for the increased incidence of leukemia, biological samples from four children with leukemia that were tested for 128 chemicals showed elevated concentrations of tungsten, styrene and PCB-52. In **Douglas**, 85 years of continuous copper smelting operations and automobile emissions from U.S. Highway 191, a four-lane highway that runs directly through the Central Business District, has had a significant impact on air quality and the health of residents. Mobile

FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ

sources account for 60% of the air pollution in the County⁽⁶⁾. On average 49,607 vehicles per day travel on the portion of AZ Highway 191 that runs through **Douglas**. **Douglas'** Air Quality Index (AQI) average was 138 in 2018, significantly worse than the national AQI average of 75. **Douglas** ranks 17th for Particulate Matter (PM10), and 11th for highest ozone readings out of the Top 101 Counties (2012) in the U.S. Closely associated with these air quality concerns is data showing that the County has the highest incidence of asthma of any county in AZ. In 2016 the adult asthma rate for the County was 13.5% compared to 9.6% for the AZ and 8.9% for the U.S.⁽⁷⁾

2.a.ii. (3) Economically Impoverished/Disproportionately Impacted Populations The target areas are some of the most economically impoverished areas in the County, AZ and the U.S. They have significantly more poverty and unemployment compared to the AZ and the U.S. as shown below.

Data Type ⁽¹⁾	United States	Arizona	Cochise County	Bisbee	Douglas	Sierra Vista
5-year Unemployment Rate	6.6%	7.1%	7.6%	3.4%	11.8%	7.2%
Population not in Labor Force (age 16+ years)	36.6%	40.5%	50.1%	54.7%	74.1%	39.3%
Poverty Rate	14.6%	17.0%	18.1%	26.3%	31.9%	14.2%
Median Household Income (dollars)	57,652	53,510	47,847	35,045	30,986	58,839
Per Capita Income (dollars)	31,177	27,964	24,896	22,750	15,294	28,827
Households receiving Social Security Income	30.6%	32.9%	41.4%	51.1%	34.5%	31.2%
Households receiving Cash Public Assistance	2.6%	2.0%	3.6%	2.6%	5.8%	2.8%
Households receiving Food Stamp/SNAP Benefits	12.6%	12.5%	15.9%	17.2%	31.6%	13.0%
Children/Youth Poverty Rate (age <18 years)	20.3%	24.0%	25.9%	33.0%	35.8%	20.4%
Senior Poverty Rate (age 65+ years)	9.3%	9.0%	10.8%	15.6%	23.3%	6.7%
Veteran Population (age 18+ years)	7.7%	9.4%	18.7%	13.9%	3.5%	27.6%
Disabled Persons Population (non-institutionalized)	12.6%	12.8%	16.8%	20.1%	14.1%	14.9%
High School Graduate or Equivalent (age 25+ years)	87.3%	86.5%	87.1%	85.4%	70.9%	92.7%
Bachelor's Degree or Higher (age 25+ years)	30.9%	28.4%	23.6%	28.4%	9.1%	30.7%
<i>Bold indicates distress factors above or below (depending on factor) national averages. Shaded indicates distress factors above or below (depending on factor) state averages.</i>						

EPA's EJ Screen tool shows that the County is in the 70+ percentile for exposure to lead-based paint, wastewater discharges, and ozone compared to both the AZ and the U.S. The conditions are most pronounced in Douglas which is in the 70th percentile for Demographic Indexes including minority, low income, and linguistically isolated populations and those with less than a high school education as compared to AZ, EPA Region 9 and the U.S.

2.b.i. Community Involvement The plan for involving local community partners in the project includes (1) listening to collective voices and hearing different and unique opinions; (2) Educate residents on facts, ideas, solutions, and resources for brownfield revitalization; and (3) Establish a Brownfields Advisory Committee (BAC) and encourage them to provide the Coalition with the ideas, interests and concerns expressed by community members of all ages and backgrounds in **Sierra Vista, Bisbee and Douglas**. The Coalition's robust public involvement program will include holding up to 10 community meetings including multiple meetings in the communities of each Coalition member to engage stakeholders and leaders; mailings, press releases, website updates; and newspaper articles in local publications. Public information events will ensure outreach efforts include sensitive populations and/or those who live and work in brownfield-impacted areas. In support of this grant application the Coalition hosted a Public Outreach Event in **Sierra Vista** on January 14, 2019. The meeting was advertised in County's biweekly newsletter, announced on radio station KWRB on two different days, and posted on the County and Sierra Vista Facebook pages. The meeting was attended by 36 members of the public. The group confirmed the community's need for Coalition assessment funding to inventory, prioritize, and assess brownfield sites throughout the target areas. Community partners pledged to participate in outreach efforts, form the BAC, and assist with grant implementation activities, such as site selection and area-wide planning. These commitments are reflected in the following table and meeting sign in sheet and 25 completed Community Assistance Request forms received from project partners., community organizations, businesses, property owners, government representatives and environmental groups.

FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ

Representative List of Project Partners & Contact Info (additional community commitments documented in Threshold Criteria which is attached)	Description	Attend Public Meetings	Meeting Space	Meeting Refreshments	Translation Services	Outreach/ Publicity	Site Selection	Brownfield Advisory Committee
Southwest Arizona Economic Development Group, Andrew Abernathy; 520-981-2028; andrew@amtean.com	Community Organization	X					X	X
Cochise County Health Department, Judith Gilligan; 520-432-9455; JGilligan@cochise.az.gov	Community Organization, Government	X	X					X
Grit Athletics, Watoyah & Joseph Swift; 516- 841-1161; jswift@gmail.com	Business	X						
Vera Gates-Williams; alverawilliams@gmail.com; 520-255-9056	General Public	X				X	X	X
Abbott Realty Ltd, Alfonso Munoz; 520-34-4155; almun06@gmail.com	Business	X				X	X	
John F. Pintek; Pintek559@gmail.com; 520-432-2349	Property Owner						X	
Southeast AZ Realtor Assoc., Robert Zazueta; 520-227-1709; robertzrealtor@gmail.com	Business	X				X	X	X

The Coalition will work with these individuals and organizations through formation of the BAC which will include representatives from each Coalition communities and will meet at least two times per year over the three-year grant term. Diverse interests of BAC members will ensure a transparent public process and committed community input throughout the project.

2.b.ii. Incorporating Community Input: The Coalition understands the importance of tailoring outreach methods to each community/target area and ensuring equal access to project information for sensitive and underserved populations. **Bisbee** residents are most engaged when project information is shared via website/social media updates, direct mailings, public notice boards, factsheets, newspaper articles, comment cards, and public meetings with radio broadcast while **Sierra Vista** and **Douglas** residents are best reached via website/social media updates, public notice boards, newspaper articles, and public meetings with TV broadcast. Local newspapers frequently publish articles and broadcast stories about projects that are performed by communities in the County and reporters regularly attend community meetings. The Coalition will continue this open-door policy by fostering their transparent relationship with the local press. In addition to 2+ BAC meetings/yr, the Coalition anticipates hosting three community outreach events during the first year (one each in **Sierra Vista**, **Bisbee** and **Douglas**) and two events/yr thereafter and sharing project information (such as factsheet distribution) at ongoing outreach events. The Coalition will also use a project-specific webpage to post project information, fact sheets, meeting announcements, minutes, and other info. The webpage will be hosted on the County's website. Information about the project will be shared via semi-annual or quarterly newsletters prepared by the Coalition that will be distributed by the project partners that have offered to do so. The Coalition will continue its partnership with the local newspapers, and local news broadcasters to provide ongoing coverage of the developments with the CWA grant. Efforts will be made reach residents without internet access and those who have difficulty reading or do not read English. Social media and online forums will also be used to advertise upcoming meetings. The Coalition and BAC will consider all community comments received about the project and respond, as necessary, through the project website or other appropriate communication. A random sample of comments will be selected for follow-up by telephone to confirm that written response to comments adequately addressed questions and concerns. Time permitting every attempt will be made to respond to questions during meetings at the event and comment cards will be solicited to follow-up if this is not possible. Although most project communications will be published in English, the Coalition will provide material in Spanish for the Hispanic community living within the Coalition boundaries. Translation services will be utilized as needed to ensure equal access to project information is provided to non-English speaking groups. In addition, the Coalition's meetings are ADA-compliant and all project literature will include a statement that citizens may request alternative formats.

3. TASK DESCRIPTIONS, COST ESTIMATES, AND MEASURING PROGRESS

3.a. Description of Tasks and Activities Task 1) Project Management and Other Eligible Programmatic Activities:

Lead by the County. Includes work necessary to ensure compliance/ progress, Assessment, Cleanup and Redevelopment Exchange System (ACRES) database updates, closeout and other eligible activities in support of all tasks throughout the 3-year grant. The budget also includes funding for the two Coalition member staff to attend one national and one regional brownfield conference. **Task 2)**

Community Outreach & Involvement, Site Inventory, Prioritization & Eligibility Determination (ED)

Requests: Lead by Coalition and the BAC. Includes: (1) Conducting at least 10 stakeholder meetings [including formation of a Brownfield Advisory Committee (BAC)]; (2) Preparing and publishing public notices, fact sheets, meeting materials, and a webpage; and (3) Infusing meaningful public input throughout the entire duration of grant implementation (see Section 2.b). Also includes work lead by the Qualified Environmental Professional (Consultant) and County during the first 3 to 6 months of the grant to engage the community in the site inventory and selection process and update the preliminary inventory developed during preparation of the grant application. The inventory will also be updated throughout the project, and data will be made available in Geographic Information System (GIS) format most likely through a web map server. Inventory data will be integrated with existing databases to serve as a long-term planning tool and support revitalization efforts beyond the grant period. The County will complete site ED requests for priority sites to verify the eligibility of using petroleum (ADEQ) and/or hazardous substance funding (EPA). **Task 3) Phase I/II ESAs:**

This task will be led by the County assisted by the Consultant. This task will start during the first 3 to 6 months of the project and will be performed throughout the grant. At least one priority brownfield site will be assessed in each of **Bisbee, Douglas and Sierra Vista**, which represent the Coalition partners and target areas. The Consultant will perform the following activities: 1) Completion of ~14 Phase I ESAs at up to 5 high priority petroleum and 9 hazardous substance sites in accordance with the All Appropriate Inquiries Final Rule and the standards in the ASTM E1527-13 Phase I ESA Process and (2) Completion of ~8 Phase II ESAs at 3 high priority petroleum and 5 hazardous substance sites. **Task 4: Cleanup Planning:**

The County will lead this task. The Consultant will prepare ~7 Analysis of Brownfield Cleanup Alternatives (ABCAs) and/or Remedial Action Plans (RAPs); conceptual site models; remedial action objectives; state and federal cleanup regulatory requirements; and evaluation of institutional and engineering controls. The Consultant will also develop 1 Area Wide Plans (AWP) for brownfield-impacted areas prioritized by the BAC. The AWP will identify potential future site uses and strategies to facilitate reuse of existing infrastructure and/or identify potential infrastructure investments needed for alternative future uses.

Community Health Assessment To supplement data collected during an asbestos and lead-based paint survey of the Hillcrest Apartments the project will include a community health assessment. The study will be performed by the Cochise County Health Department or a contractor to be selected by them. If there is lead-based paint in the building the assessment will include testing of blood lead levels in any children occupants. It will also include testing of a representative number of residents for chronic stress. In addition to the potential presence of hazardous substances many apartments have sub-standard plumbing and electrical systems and because some residents live rent free, they may experience fear of eviction and spend much of their time worrying how close their family is to being homeless. Studies have shown that environments like these put excessive stress on children, and it's been well documented how such stress affects every aspect of their lives. Studies have shown chronic stress in children worsens their immune systems and impairs brain development, thus causing deficits in memory and learning. And the more stressful situations a child finds themselves in, the more likely they are to abuse alcohol and drugs, engage in risky sexual behaviors, and develop chronic disease, according to the Centers for Disease Control and Prevention. Treatment of many of these issues require mental health counseling. This task will be performed during years 2 and 3 of the project.

3.b.i. Cost Estimates and Outputs: The budget for all tasks uses an average rate of \$125/hr for contractual services and each task includes an average combined rate of \$50/hr for County and Coalition staff labor (\$30/hr personnel costs + \$20/hr fringe costs = \$50/hr). The budget assumes that 2/3 of the grant will be spent for hazardous sites and 1/3 will be spent for petroleum sites. **Site Assessment & Cleanup:** \$394,000 (66% of the budget) is allocated to assessment of properties and \$117,000 (19.5%) is allocated for cleanup planning.

FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ

Task 1) Program Management and Other Eligible Programmatic Activities:

Budget: \$33,000 for Grant-Funded Activities (\$21,750 haz/\$11,200 petro). The budget assumes three-day attendance and includes airfare (\$400/person/conference = \$1,600 total) and hotel, meal, and incidental costs (\$200/person/ day/conference = \$2,400 total). In addition, \$25,000 (\$16,500 haz/\$8,500 petro assuming 100hrs x \$125/hr) is budgeted for contractual costs to assist with reporting and eligible project management activities. The budget includes the County's personnel + fringe costs totaling \$4,000 (\$2,640 haz/\$1,360 petro assuming 40hrs x \$50/hr). **Outputs:** Project Schedule with Milestones: ACRES Updates; Quarterly, annual financial, Disadvantage Business Enterprise (DBE), and Project Closeout Reports.

Task 2) Community Outreach & Involvement & Site Inventory, Prioritization & ED Requests:

Budget: \$56,000 for Grant-Funded Activities (\$36,960 haz/\$19,040/funding type). Includes \$22,500 (\$14,850 haz/\$7,650 petro assuming 90hrs x \$125/hr) for Consultant to assist with community outreach meetings, informational materials, and other community outreach/public involvement activities. For site inventory & ED the budget includes County personnel + fringe costs totaling \$2,400 (\$1,584 haz/\$816 petro assuming 24hrs x \$50/hr) and contractual services totaling \$25,000 (\$16,500 haz/\$8,500 petro assuming 100 Consultant hrs x \$125/hr) to conduct records reviews, stakeholder interviews, site inspections, compile data, assist with prioritization and site ED requests. **Outputs:** Webpage, Fact Sheets, Other Meeting Materials. Also includes Brownfield Inventory Data Package and Brownfield Site ED Requests.

Task 3) Phase I/II ESAs:

Budget: \$394,000 for Grant-Funded Activities (\$260,090 haz/\$133,960 petro). The budget assumes (1) Consultant will complete 14 Phase I ESAs [including access agreements and Health and Safety Plans (HASPs)] on priority brownfield sites at an average cost of \$5,000/site (\$46,200 haz/\$23,800 petro); (2) Preparation of a Quality Assurance Project Plan (QAPP) at a cost of \$7,000 (\$4,620 haz/\$2,380 petro); (3) Completion of ~8 Phase II ESAs at 3 high priority petroleum and 5 hazardous substance sites [including HASPs, Sampling and Analysis Plans (SAPs)] at an average cost of \$38,750/site (\$204,600 haz/\$105,400 petro). **Outputs:** QAPP, access agreements, SAPs/HASPs, and Phase I/II ESA Reports.

Task 4) Cleanup Planning:

Budget: \$117,000 for Grant-Funded Activities (\$77,200 haz/\$39,780 petro). Includes County personnel + fringe costs totaling \$3,000 (\$1,980 haz/\$1,020 petro assuming 30hrs x \$50/hour. The budget assumes completion of ~7 ABCAs/Site-Specific Reuse Plans at 2 petroleum and 5 hazardous substance sites at an average cost of \$7,000/site (\$32,340 haz/\$16,660 petro); completion of an AWP for one priority focus areas at a cost of \$35,000 (\$23,100 haz/\$11,900 petro); and completion of a community health assessment at a cost of \$30,000 (\$19,800 haz/\$10,200 petro). **Outputs:** ABCAs one AWP and one community health assessment.

Budget Categories	1: PM & Other Eligible Activities	2: Community Outreach & Site Inventory/ Prioritization/ EDs	3: Phase I & II ESAs	4: Cleanup Planning & Health Assessment	Total
Personnel + Fringe: Petroleum	\$1,360	\$2,822	-	\$1,020	\$5,202
Personnel + Fringe: Hazardous	\$2,640	\$5,478	-	\$1,980	\$10,098
Travel: Petroleum	\$1,360	-	-	-	\$1,360
Travel: Hazardous	\$2,640	-	-	-	\$2,640
Contractual: Petroleum	\$8,500	\$16,218	\$133,960	\$38,760	\$197,438
Contractual: Hazardous	\$16,500	\$31,482	\$260,040	\$75,240	\$383,262
Total: Petroleum	\$11,220	\$19,040	\$133,960	\$39,780	\$204,000
Total: Hazardous	\$21,780	\$36,960	\$260,040	\$77,220	\$396,000
Total: Petro & Hazardous	\$33,000	\$56,000	\$394,000	\$117,000	\$600,000
Estimated # of Sites to Be Assessed		18	14	7	NA

3.c. Measuring Environmental Results: Anticipated Outputs/Outcomes: To ensure completion of all activities within the grant period, the Coalition will establish a project schedule with milestones as part of our Cooperative Agreement (CA) Work Plan. The status and estimated date of completion of outputs identified in 3.b.i and anticipated short- and long-term outcomes will be tracked and reported to EPA via Quarterly Progress Reports (QPRs), ACRES and the Project Close-Out Report. QPRs will list goals accomplished and

FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ

activities planned for the next quarter. Any significant deviations in schedule will be discussed with the EPA Project Officer to develop corrective actions. Between meetings and QPRs outputs will be tracked on a project spreadsheet including: 1) number of potential brownfield sites identified/ prioritized, 2) # of Phase I ESAs, 3) # of Phase II ESAs, 4) # of RAPs, and 5) # of community meetings and success stories. Sites assessed will be linked to parcel data, to allow for efficient tracking and analysis of project outcomes using the City's GIS. This will also enable the number of parcels and acreage associated with each assessment to be accurately tracked. The following short- and long-term outcomes will be tracked: 1) # of sites cleaned up, 2) # of sites for which property title transfers are facilitated, 3) # of sites and acres of land redeveloped, 4) # of acres of parks/greenspace created, 5) \$ of private investment and other leveraged funding, 6) # of jobs created or retained from redevelopment projects, and (7) increased property value and tax revenue. Individual Coalition members will be asked to set goals for outputs and outcomes applicable for their communities and to measure and report them to the County quarterly to assess progress.

4. PROGRAMMATIC CAPABILITY AND PAST PERFORMANCE

4.a.i. Programmatic Capability/Organization Structure: The County will lead the Coalition, with support from its partners the communities of **Sierra Vista, Douglas and Bisbee**. Located in an unincorporated area with limited resources, the Coalition partners have a long history of working collaboratively to share resources and expertise. The County will be responsible for all administrative and programmatic tasks and has assembled a project management team with over 40 years of combined, relevant experience. In addition, Coalition partners have assigned a senior-level staff member to support all phases of the project. ***Dan Coxworth, Brownfields Project Manager:*** Mr. Coxworth will direct this grant and be the primary point of contact for EPA and Coalition members. He has 12 years of experience with community development and land use planning. Mr. Coxworth currently serves as the Director of Development Services for Cochise County. He directs a department of 16 employees in Planning, Building, and Code Enforcement. He previously worked as Administrator of the **Sierra Vista** Metropolitan Planning Organization and as a Senior Planner with the City of **Sierra Vista**. He holds a MPA from Bowie State University and a B.A. from the University of Texas. ***Matthew McLachlan, Assistant Brownfield Project Manager:*** Mr. McLachlan will assist Mr. Coxworth in management of this grant and will lead efforts for **Sierra Vista** to prioritize sites that support community goals. He currently serves as the Community Director for the City of **Sierra Vista**. He is responsible for leading **Sierra Vista's** planning and zoning, building, and code enforcement divisions and administration of the City's Community Development Block Grant (CDGB) program. Matt is a certified planner with 20 years of experience dealing in comprehensive planning, parks and recreation planning, downtown and neighborhood revitalization, code writing, development review and code inspections. Matt holds a B.S. from Northern Michigan University and a MPA degree from California State University. ***David Carranza, Economic and Community Development Dept, City of Douglas:*** He will lead efforts for **Douglas** and work with stakeholders to prioritize sites that support community goals. Mr. Carranza has 15 years of experience specializing in environmental due diligence, economic development, and agency coordination. He holds a MBA from the University of Phoenix and a BS in human resources management from the University of AZ. ***Robert Smith, City Manager, City of Bisbee:*** Mr. Smith has 9 years of experience with urban and regional planning, finance and public administration. He will lead efforts for **Bisbee** and work with stakeholders to prioritize sites that support community goals. ***Additional Support:*** The Coalition partners have additional planning, business development, GIS and support staff in both the County and the City of **Sierra Vista**. The County has proactive succession plans should unforeseen events take place, that will eliminate project delays and ensure reassigned staff have appropriate qualifications and experience. ***Contractor Procurement:*** Using a qualifications-based procurement process in conformance with 2 CFR 200.317–326 Cochise County has contracted with a consulting team to assist in grant implementation. Early procurement of a consultant will position the Coalition for expedited activities upon execution of the Cooperative Agreement (CA) and Memorandum of Agreement (MOA). The MOA has been reviewed and agreed to in principle by all Coalition members. ***Governance Structure:*** Led by Cochise County, the Coalition will use a consensus governance structure, ensuring the interests of members are considered during site selection. The Coalition will hold monthly calls during the first 6 months of the grant and meet quarterly during the 3 years of the grant. During the first quarter of 2020 we will convene a BAC to assist with the site selection process.

FY2019 Assessment Coalition Grant Application for
Petroleum & Hazardous Substances Brownfields
Cochise County Coalition, AZ

4.a.ii. Acquiring Additional Resources: In the event additional contractors are required to assist with grant implementation, the Cochise County will utilize a list of prequalified firms to significantly expedite the selection process. ADEQ will be utilized to review bids from these firms and will advise the Coalition as to which firms might be appropriate to contract to provide desired services.

4b.ii Has Not Received an EPA Brownfields Grant but has Received Other Federal or Non-Federal Assistance Agreements: Bella Vista Recharge: Natural Resources Conservation Service (\$550,000) (3/2018-2/28/2010) Provided Federal Funds, for watershed planning, environmental assessment, and an engineering design which was approved by the County Flood Control District Board. The proposed action is to construct a facility that will collect the increased stormwater runoff due to development in the Coyote Wash watershed and flowing through the County owned Bella Vista Recharge property and utilize that extra runoff to recharge the aquifer at the downstream end of the Bella Vista property. The goal is to enhance the base flows in the San Pedro River. which will help to protect riparian habitat and species of concern. Protecting this habitat and species helps ensure the future viability of an important riparian river system and of Fort Huachuca—a major economic driver in Cochise County. **Palominas Stormwater Recharge: Walton Family Foundation Grant (\$1.69M) (2010-2013)** This grant was awarded to the Highway and Floodplain Department of Cochise County by the Walton Family Foundation to design and implement stormwater recharge in the Palominas floodplain. Emphasis was on hydrology & hydraulic analyses services. The scope of work included site analysis, design, construction and monitoring. The work associated with this grant was be performed in multiple phases. The outcomes and outputs of the grant included design a storm water recharge and flood control system, a pipeline feasibility analysis to determine costs of capturing stormwater at sources farther from the San Pedro River and transporting it closer to the river for recharge and developing a GIS tool for use in future regional stormwater capture and recharge projects. **Readiness Environmental Protection Integration Program Grant (REPI) (\$5.5M) for Forests and Communities - Arizona Land and Water Trust (ALWT)** In 2014, ALWT was awarded this grant by REPI in partnership with Fort Huachuca. REPI followed a Sentinel Landscapes approach which focused on collaboration between the Dept. of Defense, Dept. of Interior and Dept. of Ag. With these monies and Military Installation Funds (which are state funds) conservation easements were purchased on 2,100 acres (about 1137 acres in Cochise County). In April of 2015, Fort Huachuca was designated a Sentinel Landscape (military installation of prime importance, with a federal focus on conserving its missions and the lands around it). The designation is tied to REPI award winners, and the Fort chose the Buffalo Soldier Electronic Testing Range as the Sentinel Landscape Area (or area of focus). The outcomes and outputs of the grant included preventing development and encroachment that could hinder or restrict the missions of Fort Huachuca's 160,000 annual air operations, including flight patterns used by A-10 and F-16 training aircraft and reducing proliferation of electromagnetic interference with electronic testing. It also included permanent protection of agricultural landscapes through the purchase of conservation easements of 5,900 acres, consisting of two historic working ranches (in Santa Cruz and Cochise Counties). The protection also prevented degradation of water resources and protection of within the San Pedro River watershed. **Compliance With Grant Reporting and Reimbursement Requirements** The County has fulfilled and remained in compliance with all reporting and reimbursement requirements for the grants described above on a quarterly basis.

(1) Unless otherwise noted, all data reflect 2013-2017 American Community Survey 5-yr data (obtained from www.factfinder.census.gov).

(2) Calculated by adding single male and parent households together.

(3) 2018 Needs Assessment for Cochise County (Chiricahua Community Health Center, Inc.)

(4) *Cochise County Focuses on Health* (AZ Sonoran News October 2, 2018).

(5) *The top 10 leading causes of death in the United States* (Medical News Today February 23, 2017.)

(6) AZ Dept of Health Services, available at <http://www.azdhs.gov/documents/operations/managing-excellence/az-state-health-assessment.pdf>

(7) The 2016 AZ Asthma Burden Report (American Lung Association and AZ Dept of Health Services)

THRESHOLD CRITERIA
COCHISE COUNTY
COALITION ASSESSMENT GRANT



Cochise County Development Services

Public Programs...Personal Service
www.cochise.az.gov

January 11, 2019

David Lloyd
Environmental Protection Agency
1200 Pennsylvania Avenue, N.W.
Washington, DC 20460

SUBJECT: Cochise County Community-Wide Brownfields Coalition Assessment Grant

Dear Mr. Lloyd:

Please accept this letter to demonstrate the commitment of Cochise County as the lead coalition member/grantee/fiscal agent for the Fiscal Year 2019 Brownfields Community-Wide Assessment grant. Cochise County understands the responsibilities as the lead coalition member and has the financial and personnel resources to apply and administer a Brownfields Assessment grant. We are excited about the opportunity and convinced that this grant would further economic redevelopment and environmental cleanup in our county.

Cochise County is a unit of government of the State of Arizona and thus eligible for this grant. Article XII of the Arizona Constitution and Title 11 of the Arizona Revised Statutes establish the boundaries and powers of Cochise County as a government entity.

Cochise County intends to partner with coalition members that include the cities of Bisbee, Douglas and Sierra Vista, Arizona. Article XIII of the Arizona Constitution establish the powers of cities, towns and other municipal corporations as government entities in the State of Arizona. A signed Letter of Commitment from each coalition member is included in **Attachment A**.

Cochise County intends to inform and involve the community and other stakeholders throughout the three-year grant period in the planning and implementation and other brownfield assessment activities described in the 10-page Narrative that is provided in our proposal/application. A copy of the sign-in sheet from a public meeting that was conducted in Sierra Vista, Arizona on January 14, 2019 to inform community members about plans to submit this grant application is included in **Attachment B**. This attachment also includes written

Sierra Vista Office
4001 East Foothills Drive
Sierra Vista, Arizona 85635
520-803-3960
520-439-9322 fax
1-877-777-7958
planningandzoning@cochise.az.gov

Bisbee Office
1415 Melody Lane, Building E
Bisbee, Arizona 85603
520-432-9300
520-432-9337 fax
1-800-752-3745

commitments by community members and community-based organizations to assist in grant implementation to ensure its success.

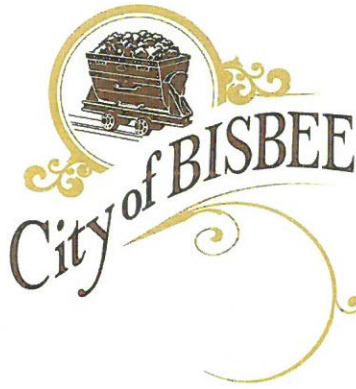
Cochise County does not have an active Assessment Grant.

Sincerely,

A handwritten signature in dark ink, appearing to read "D. Coxworth", with a stylized, flowing script.

Dan Coxworth, AICP
Director
Development Services

ATTACHMENT A
LETTERS OF COMMITMENT



Date: September 26, 2018

Dan Coxworth, AICP
Director
Cochise County Community Development Services
1415 Melody Laney, Building E
Bisbee, Arizona 85603

SUBJECT: Letter of Commitment
Cochise County Brownfields Coalition Assessment Grant

Dear Mr. Coxworth:

The City of Bisbee is submitting this letter to Cochise County, Arizona to demonstrate our commitment to participate as a coalition team member of the County's application for a Fiscal Year 2019 Brownfields Coalition Assessment grant. We are excited to be part of the coalition to assess properties within the County's boundaries and are convinced that this grant will further economic redevelopment and environmental cleanup in this area. As a small city, we do not have the financial or personnel resources to apply and administer a Brownfields Assessment grant on our own. The ability to team with Cochise County provides us with a great opportunity to complete important assessment projects that we would otherwise been unable to do.

We are committed to the future success of this important grant opportunity and look forward to working with the County and other team members.

Sincerely,

Robert E. Smith
City Manager
City of Bisbee

1415 Melody Lane, Bldg. G
Bisbee, AZ 85603



September 27, 2018

Dan Coxworth
Director of Economic Development
1415 Melody Lane, Building E
Bisbee, Arizona 85603

RE: 2019 EPA Brownfields Coalition Assessment Grant Application
Letter of Commitment

Dear Mr. Coxworth:

On behalf of CITY OF DOUGLAS, please accept this letter of commitment for your application for a 2019 EPA Brownfields Community-Wide Coalition Assessment Grant to assess hazardous substances and petroleum product impacted properties. We applaud your efforts to support the revitalization and redevelopment of our community.

The City of Douglas is a community of approximately 17,000 residents and was home to Phelps Dodge mining. Mining deposits were brought to Douglas to be processed through the smelting division, with all of the slag still located here and the environmental effects as well.

In support of the Brownfields Program, the CITY OF DOUGLAS has identified several properties and locations that are specific to the needs of Brownfield ~~Remediation~~ to revitalize our Downtown and bring back economic prosperity to this community. Currently the buildings along one of the corridors are in need of revitalization and with the Brownfield assessment and possible future Grant Funding the properties identified can be made ready for future development. Further, THE CITY OF DOUGLAS is willing to serve on advisory boards or committees that are developed in support of this grant and brownfields redevelopment in our community.

Please feel free to contact Jim Russell, City Manager, so that we may demonstrate further support of this US EPA Brownfields Assessment grant application.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Jim Russell', is written over the word 'Sincerely,'.

JIM RUSSELL
CITY MANAGER
CITY OF DOUGLAS
520-417-7305
JIM.RUSSELL@DOUGLASAZ.GOV



October 3, 2018

Dan Coxworth, AICP
Director
Cochise County Community Development Services
1415 Melody Laney, Building E
Bisbee, Arizona 85603

RE: Commitment to Participate
 Cochise County Brownfields Coalition Assessment Grant

Dear Mr. Coxworth:

The City of Sierra Vista is committed to participating as a team member with Cochise County in an application for a FY 2019 Brownfields Coalition Assessment Grant. We look forward to using the increased funding available through a coalition grant to assess properties which will result in further economic development and environmental remediation in our community.

We are committed to the future success of this significant grant opportunity and look forward to working with Cochise County.

Sincerely,

A handwritten signature in dark ink, appearing to read "C. Potucek", is written over a light blue horizontal line.

Charles Potucek
City Manager

ATTACHMENT B
SIGN-IN SHEET
COMMUNITY MEETING 1/14/19 &
COMMUNITY ASSISTANCE COMMITMENTS



NEWS RELEASE

For Immediate Release

January 3, 2019

Amanda Baillie: County PIO

abaille@cochise.az.gov

520-432-9214

County coalition program aims to revitalize brownfield sites

Cochise County wants to hear from the public about its plans to start a program to breathe new life into regional brownfield sites.

A community meeting will be held on Monday, January 14, to provide information about the Cochise County Brownfield Coalition's Site Revitalization Program.

The coalition, which includes Cochise County, the City of Sierra Vista, City of Bisbee, and City of Douglas, will be applying for a \$600,000 grant from the U.S. Environmental Protection Agency (EPA).

"The goal is to use the funding to transform underutilized properties from liabilities into assets that revitalize our community and bring our neighborhoods back to life," said Dan Coxworth, Director of Cochise County Development Services. "We are inviting business owners, property owners, community organization members and residents to join us and learn more about this program."

Meeting attendees will find out more about the impact of brownfield sites on the livelihood, health, and safety of communities, as well as plans to transform blighted areas into viable spaces that provide employment opportunities and enhance neighborhoods.

There will also be discussion on priority revitalization sites and focus areas, redevelopment strategies and desired outcomes, as well as community involvement opportunities.

The meeting will be held from 5 p.m. to 6:30 p.m. at the Cochise County Foothills Office, Large Conference Room, 4001 E. Foothills Drive, Sierra Vista.

For more information email Dan Coxworth at dcoxworth@cochise.az.gov

###

Cochise County provides regional leadership and effective, high-quality services with personal and professional integrity. Located in the southeast corner of Arizona, Cochise County has natural beauty, world famous history, and a fascinating culture. Covering 6,219 square miles, and with a population of approximately 128,000 people, the County provides vital services to the unincorporated areas of the region. It is home to a diverse range of incorporated cities, including Sierra Vista, Bisbee, Benson, Douglas, Tombstone, Willcox, and Huachuca City. Visit www.cochise.az.gov for more information.

Think you know Cochise County? Think Again! <https://studio.youtube.com/#/video/Ta5yKGZnbZQ>



Community Meeting

Learn about the Cochise County Brownfield Coalition's Site Revitalization Program!

Join us for a presentation about our plans to use EPA funding to transform underutilized properties from liabilities into assets that revitalize our community and bring our neighborhoods back to life!

All Cochise County business owners, property owners, community organization members, and residents, are welcome!



Monday, January 14, 2019

5:00-6:30pm

Cochise County Foothills Office
Large Conference Room
4001 E. Foothills Drive, Sierra Vista 85603

For more info, please email: dcoxworth@cochise.az.gov

Discussion Topics:

- Efforts to obtain a \$600,000 grant from the U.S. Environmental Protection Agency (EPA).
- Impact of brownfields sites on the livelihood, health and safety of our community.
- Plans to transform blighted areas into safe, viable spaces that provide new employment opportunities and enhance our neighborhoods.
- Priority revitalization sites and focus areas.
- Redevelopment strategy and desired project outcomes.
- Community involvement opportunities.

COCHISE COUNTY
BROWNFIELD COALITION ASSESSMENT GRANT MEETING
SIERRA VISTA, ARIZONA JANUARY 14, 2019

NAME	ORGANIZATION	PHONE	EMAIL
ANDREW ABERNATHY	SAEDG	520 981 2028	andrew@amtech.com
Taylor Hanson	N/A	520-678-7151	t.hanson@ymail.com
SHAR PORIETZ	SVH/BDR	520-226-5202	
PAUL FLEMING	SELF	520-249-5228	paul.fleming@gmail.com
Rob Fleming	Self	520-249-0529	pouncefleming@gmail.com
Dan Coxworth	Cochise Co	520-432-1262	
Megan Deftui	U of A	520 509 0021	megan@email.arizona.edu
BEN LEPLEY	U of A & SELF	342-8945	LEPLEY@ARIZONA.EDU
William Benning	Sierra Vista		William.Benning@SierravistaAZ.org
Amanda Billie	Cochise County	520.559.3409	abillie@cochiseaz.gov
Sarah Pacheco	Sierra Vista	520.234-8952	sarah.pacheco@sierravistaaz.gov
Judith Gilligan	CHSS	X 9455	jgilligan@cochiseaz.gov
James Good	FRIENDS OF MC	520-255-1073	JIM@MRSHED.NET
John Miller	Tanner Conn	520-255-9054	aguententennegroup@gmail.com
Dave Laney	Stantec	602 670 7009	dave.laney@stantec.com
Angela Landry		520-559-1988	angelal224@aol.com
Mignonette Hollis	AKEDF	520 438-6948	Hollis@aredf.org
Robert Zazueli	Realtor Assoc.	227-1709	robertzrealtor@gmail.com
Blake Fisher	Sierra Vista (Land)	520-732-9554	blake.fisher@sierravistaaz.gov
Randy Herris	SEAG	520 432 5301	rheris@seag.org
Leslie Johns	CHSS/ Bisbee City Council	520-456-6786	LJohns@Bisbeeaz.gov
RANDY SUESKIND	GUILD NORTH	520-249-6233	RSUESKIND@GUILDMARKETING.NET

SIERRA VISTA, ARIZONA JANUARY 14, 2019

[illegible]

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**



The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment	✓	
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	✓	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	✓	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	✓	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection	✓	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	✓	

ANDREW ABERNATHY
Name

Southeast AZ Economic Development Group
Organization Name


MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	✓
Business Organization	
Property Owner	
Lender	
Developer	
General Public	

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

X

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment	✓	
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding	✓	
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	✓	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	✓	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	✓	
13	Participate in strategic planning for site selection	✓	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	✓	


 Name ALVIRA WILLIAMS Organization Name alvira.williams@gmail.com

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	✓

LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT

X

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		X
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		X
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		X
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		X
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		X
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		X
13	Participate in strategic planning for site selection	X	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Taylor Hanson

Name (520)678-7151

t.hanson@ymail.com

N/A

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	X

LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT

X

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings	I will defer to Don	
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	✓	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	✓	
13	Participate in strategic planning for site selection	✓	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	✓	

Judith Gilligan
 Name

Cochise Health
 Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	

LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT



The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Natoph & Joseph Swift

Name

GRIT Athletics

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	X
Property Owner	
Lender	
Developer	
General Public	

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	✓	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	✓	
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Rhogan DeFtus
Name

General Public
Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	✓

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings	X	
6	Identify potential sites for assessment	X	
7	Promote community support of the Brownfields grant	X	
8	Assist in publicizing availability of grant funding	X	
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	X	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	X	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	X	
13	Participate in strategic planning for site selection	X	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Sarah Pacheco
Name

City of Sierra Vista Council
Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	<input checked="" type="checkbox"/>
Business Organization	<input checked="" type="checkbox"/>
Property Owner	<input type="checkbox"/>
Lender	<input type="checkbox"/>
Developer	<input type="checkbox"/>
General Public	<input type="checkbox"/>

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings	✓	
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment	✓	
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding	✓	
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	✓	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		✓
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		✓
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		✓

DAUTNA Dixon
Name

The Flipping Chicks LLC
Organization Name

740-622-6331

520-485-0492
davina.d10@gmail.com

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	✓

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	X	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	X	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Bob Fleming Gen Public
 Name bovncefleming@gmail.com Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	<input checked="" type="checkbox"/>

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	X	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	X	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

PAT FLEMING

SELF

Name patvfleming@gmail.com

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	X

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	X	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection	X	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	X	

Atecia Daniel
Name

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	
Lender	
Developer	
General Public	X

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Bernalillo County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		✓
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	✓	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Name RANDY SUESKIND Organization Name GUIZD MORTGAGE COMPANY
RSUESKIND@GUIZDMORTGAGE.NET

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	✓
Property Owner	
Lender	
Developer	
General Public	✓

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		X
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Kathy Calabrese
Name

Good Neighbor Alliance
Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	<input checked="" type="checkbox"/>
Business Organization	<input type="checkbox"/>
Property Owner	<input type="checkbox"/>
Lender	<input type="checkbox"/>
Developer	<input type="checkbox"/>
General Public	<input type="checkbox"/>

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings	X	
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		X
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	X	
8	Assist in publicizing availability of grant funding	X	X
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	X	X
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	X
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	X	X
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection	X	X
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		X

Angelica Landry
Name

Wayland Baptist University
Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	X
Property Owner	
Lender	
Developer	
General Public	X

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Bernalillo County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection	X	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Alfonso Munoz

Name

Abbott Realty Ltd

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	✓
Property Owner	
Lender	
Developer	
General Public	

1/10/2019

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Bernalillo County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Denise Machado

Name

Abbott Realty Ltd

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	✓
Property Owner	
Lender	
Developer	
General Public	

1/10/2019

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Bernalillo County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings	✓	
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment	✓	
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	✓	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	✓	
13	Participate in strategic planning for site selection	✓	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	✓	



Name



Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	✓
Business Organization	
Property Owner	
Lender	
Developer	
General Public	

1/10/2019

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	X	
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	X	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	X	
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	X	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	X	
13	Participate in strategic planning for site selection	X	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	X	

Carolyn Umphrey
Name

SV City Council
Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	<input checked="" type="checkbox"/>
Business Organization	<input type="checkbox"/>
Property Owner	<input type="checkbox"/>
Lender	<input type="checkbox"/>
Developer	<input type="checkbox"/>
General Public	<input type="checkbox"/>

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment	✓	
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding	✓	
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	✓	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection	✓	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	✓	

BENJAMIN LEPLEY
Name

U of A School of Architecture
Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	✓
Business Organization	
Property Owner	
Lender	
Developer	
General Public	✓

BISBEE STREETS & INFRASTRUCTURE COMMITTEE
REGISTERED ARCHITECT

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	<input checked="" type="checkbox"/>	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	<input checked="" type="checkbox"/>	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

Stephanie Walls

Name

NAAAP NAACPsierravista@gmail.com

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	<input checked="" type="checkbox"/>
Business Organization	<input type="checkbox"/>
Property Owner	<input type="checkbox"/>
Lender	<input type="checkbox"/>
Developer	<input type="checkbox"/>
General Public	<input type="checkbox"/>

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings	✓	
6	Identify potential sites for assessment	✓	
7	Promote community support of the Brownfields grant	✓	
8	Assist in publicizing availability of grant funding	✓	
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	✓	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		✓
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	✓	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		✓
13	Participate in strategic planning for site selection	✓	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		✓

Blake Fisher
Name

City of Sierra Vista
Organization Name (Com. Dev.)

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	✓
Business Organization	
Property Owner	
Lender	
Developer	
General Public	✓

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	✓	✓
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings	✓	✓
4	Provide translation services for community meetings and/or flyers and fact sheets	✓	
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment	✓	✓
7	Promote community support of the Brownfields grant	✓	✓
8	Assist in publicizing availability of grant funding	✓	✓
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	✓	✓
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)	✓	✓
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	✓	✓
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	✓	✓
13	Participate in strategic planning for site selection	✓	✓
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	✓	✓

Joy BANKS
JIM GOAD

FRIEND OF HUACHUCA CITY

Name

Organization Name
EMAIL: JIM@FRIENDSOFHUACHUCACITY.COM

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	✓
Business Organization	
Property Owner	
Lender	
Developer	
General Public	

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Cochise County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)	X	
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant	X	
8	Assist in publicizing availability of grant funding	X	
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media	X	
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners	X	
12	Assist with outreach efforts to the at risk and sensitive populations in our community.	X	
13	Participate in strategic planning for site selection		
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)	X	

Robert Zazueta

Name

Southeast AZ. Realtor Assoc.

Organization Name

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	X
Property Owner	
Lender	
Developer	
General Public	

**LOCAL COMMUNITY ASSISTANCE
COCHISE COUNTY COALITION BROWNFIELD ASSESSMENT GRANT**

The following is a list of assistance that can be provided by anyone (individual or organization) who wishes to support the Bernalillo County Brownfields Assessment Grant. Please place an "X" or check next to those that are of interest to you.

	WHAT CAN I DO?	I AM INTERESTED	I WOULD LIKE TO LEARN MORE
1	Attend public meetings, open houses and forums about the grant project (6 -10 over 3 years)		
2	Provide food & drinks for community outreach meetings		
3	Provide audio/visual equipment and/or recording/video for community meetings		
4	Provide translation services for community meetings and/or flyers and fact sheets		
5	Provide space (meeting room) for stakeholders and/or community meetings		
6	Identify potential sites for assessment		
7	Promote community support of the Brownfields grant		
8	Assist in publicizing availability of grant funding		
9	Distribute relevant project information to our members/constituents/employees at our meetings and via our newsletter, website, and social media		
10	Assist in community outreach efforts (i.e., advertise, mail or hand out notices re: public meetings and education)		
11	Assist in community outreach efforts to educate, promote, and market the Brownfields grant to property owners		
12	Assist with outreach efforts to the at risk and sensitive populations in our community.		
13	Participate in strategic planning for site selection	X	
14	Serve on Brownfield Advisory Committee to consider priority of property redevelopment (2 – 4 meetings per year)		

PINTEK JOHN F PROPERTY OWNER

Name 3183 N. PINTEK RANCH RD Organization Name

BISBEE 85603 PINTEK 559 @ G.MAIL.COM

MY ORGANIZATION IS (CHECK AT LEAST ONE):	
Community Organization	
Business Organization	
Property Owner	X
Lender	
Developer	
General Public	

Application for Federal Assistance SF-424

* 1. Type of Submission:

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

* 2. Type of Application:

- ☒ New
☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

* 3. Date Received:

01/29/2019

4. Applicant Identifier:

020126041

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

Cochise County

* b. Employer/Taxpayer Identification Number (EIN/TIN):

* c. Organizational DUNS:

0201260410000

d. Address:

* Street1:

1415 Melody Lane Bldg. E

Street2:

* City:

Bisbee

County/Parish:

Cochise

* State:

AZ: Arizona

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

85603-3027

e. Organizational Unit:

Department Name:

Development Services

Division Name:

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

* First Name:

Daniel

Middle Name:

* Last Name:

Coxworth

Suffix:

Title:

Director

Organizational Affiliation:

Cochise County

* Telephone Number:

520-432-9300

Fax Number:

* Email:

dcoxworth@cochise.az.gov

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

Environmental Protection Agency

11. Catalog of Federal Domestic Assistance Number:

66.818

CFDA Title:

Brownfields Assessment and Cleanup Cooperative Agreements

* 12. Funding Opportunity Number:

EPA-OLEM-OBLR-18-06

* Title:

FY19 GUIDELINES FOR BROWNFIELDS ASSESSMENT GRANTS

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

Cochise County, Arizona, Site Revitalization Program with EPA 2019 Brownfields Coalition Grant

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="600,000.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="600,000.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email: * Signature of Authorized Representative: * Date Signed: